



## 5315 ADMIRAL GIROUARD Street Edmonton AB

\$499,900

PREMIUM TOWNHOME! Custom built by Pacesetter Homes, the 'Calder' offers 3 beds, 4 baths & NO CONDO FEES! Featuring loads of upgrades including A/C, designer lighting, quartz counters, gorgeous ceramic tile & quality vinyl plank flooring. The spacious open concept floor plan has lots of big windows, a bright living room open to the chef's kitchen with massive island, breakfast bar, elegant cabinetry, high end s/s appliances, sunny dining area & is completed with a 2-pce bath & handy mudroom. The upper level has 3 generous bedrooms, family bath & laundry. The primary has a huge closet & luxury ensuite. A professionally finished basement (with permits) offers more living space, large rec room with stone fireplace, family room, wet bar & bath. The attractive exterior has great curb appeal. stone accents, fenced yard, patio & d/detached garage. Village at Griesbach is an award-winning development that beautifully retains the character of its rich history. Surrounded by lakes, trails & green space - IMPRESSIVE!

Listing Presented By:



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