



# 6312 176 Avenue Edmonton AB

\$409,900

Experience modern living in an amenity-rich setting. Proximity to shopping, LRT, parks, and playgrounds ensures effortless living. The south-facing front, and huge windows throughout, drench your home with ample natural light, adding to the modern interior colour palette. Chic black accents in lighting and hardware add a touch of sophistication to the overall ambiance. Enjoy an open concept main floor with 9 ft knockdown ceiling, a convenient side entry, and rear entry boasting a built-in bench. Stunning quartz countertops and 2-tone kitchen cabinetry, featuring a walk-in pantry, effortlessly combine style and practicality. Unwind in the primary bedroom with a large walk-in closet and lavish ensuite. A full bath, laundry, and two more bedrooms, round out the second floor, ensuring comfort for all. Currently under construction, the photos offer a representation and are not of the actual home. All appliances are included. Crafted by Anthem, a trusted symbol of quality. Elevate your lifestyle today!

Listing Presented By:



Originally Listed by:  
MaxWell Challenge Realty

moe@moeypressine.ca  
<https://www.moeypressine.ca/>



**RE/MAX Real Estate**

129 Mountain Ash Drive ,  
Wetaskiwin, AB,

Phone: 780-361-9215  
[rsplant@telus.net](mailto:rsplant@telus.net)