



## 7412 174 Avenue Edmonton AB

\$699,000

Welcome to this fully customized over 2600 sq. ft house on a regular lot with 5 WINDOWS IN BASEMENT and a side entrance to basement . It comes with TWO LIVING ROOMS and one Living room has the open to below ceiling with beautiful chandelier and has TWO kitchens (regular and SPICE KITCHEN with gas stove and separate refrigerator). The main level has the bedroom and full bathroom with standing shower. Upstairs has the 3 very good size bedrooms with 2 full bathrooms, Bonus room and a laundry room. other upgrades to this house are - extended kitchen + central vacuum rough in + beautiful light fixtures+ Spindle railing+ MDF SHELVES (not wire shelves) + 8 ft. Doors + double door for main entrance to house and double door to primary bedroom + integrated garbage bin+ tiles and hardwood flooring on main level. The deck, landscaping, two sides fence (partial fence) and blinds already been installed so its ready to move in.

Listing Presented By:



Originally Listed by:  
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