



## 804 HOWATT Place Edmonton AB

\$1,100,000

Welcome to this exquisite half-duplex bungalow in Jagare Ridge's Cascades of Eagle Point, backing onto a serene ravine. With 10ft ceilings & an open-concept design, this home is both spacious & inviting. The gourmet kitchen impresses w/ upgraded cabinetry, S/S appliances, quartz counters, a large island, & a corner pantry. It flows seamlessly into the dining area & a bright living room w/ a gas fireplace, this space opens to a covered deck with ravine views--perfect for relaxation or entertaining. The main-floor primary suite is a retreat, featuring a 5pc ensuite w/ dual vanities, soaker jacuzzi tub, stand-up shower, & walk-in closet. A main-floor den, laundry room, & powder room add convenience. Downstairs, enjoy a finished basement w/ 9 ft ceilings, 2 bedrooms, full bath, rec room w/ a wet bar, an additional den, & ample storage. A heated, finished double garage completes this luxurious home, ideal for those seeking style & tranquility.\*2 HOA fees for this property some photos virtually staged\*

Listing Presented By:



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