



Edmonton Alberta

\$2,799,000

Welcome to an exceptional custom home BACKING THE RAVINE in Glenora's protected Carruthers Caveat area. Built in 2022, this stunning Modern farmhouse offers 3,065 sqft above grade + 1,526 sqft of developed basement space, providing nearly 4,600 sqft of total living space on a private 41'x150' lot! The main floor features 10' ceilings, private office, formal dining room, spacious living room w/ fireplace, & a chef-inspired kitchen w/ high-end panel-ready appliances, walk-in pantry & separate servery. Extensive upgrades include Restoration Hardware lighting/plumbing fixtures, Control4 home automation, built-in security, Iron glass walls & more Upstairs offers 3 bedrooms, all w/ vaulted ceilings & WIC, including a spectacular ravine-facing primary suite w/ fireplace, dual walk-in closets & luxurious 5-piece ensuite, plus upper laundry. The fully finished basement features a 4th bedroom, full bath, gym, large rec/theatre area, wet bar & storage. Professionally landscaped w/ an OVERSIZED 3 CAR HEATED GARAGE! (id:6769)

Bedroom 4 14'1" x 10'

Recreation room 15'1" x 29'

Living room 18'5" x 16'

Dining room 12' x 14'11"

Kitchen 12'6" x 16'

Family room Measurements not available

Den 12'2" x 10'

Primary Bedroom Measurements not available x 13 m

Bedroom 2 11'1" x 13'

Bedroom 3 11'2" x 12'

Listing Presented By:



Originally Listed by:
MaxWell Polaris

<http://forsaleeyeg.com/>



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