



Edmonton Alberta

\$549,900

Welcome to this beautiful infill Half-Duplex next to Edmontons majestic River Valley & minutes to downtown. This stunning home offers approx. 2300 SF of living space & boasts 2.5 storeys PLUS a fully finished basement. As you step inside, you'll immediately be captivated by the warm & inviting open-concept floor plan. Gleaming hardwood floors flow throughout, perfectly complementing the sleek granite c/tops & s/s appliances in the kitchen. Upstairs, you'll discover 2 spacious bedrooms alongside the luxurious primary bedroom, complete w/ a walk/in closet & a lavish 4 pc ensuite. 4 total bedrooms. 3.5 baths, & enhanced soundproofing! Enjoy entertaining in your awesome 3rd floor versatile loft/den area, ideal for a home office, media room, or relaxation space. Step outside onto the large balcony, complete w/ an electronic awning & soak in the serene views. Close to schools, blocks off the river valley trail system, 10 min. to downtown & the UofA. Don't miss out on this amazing opportunity! (id:6769)

Family room 4.79 m X 4.66 m

Bedroom 4 4.06 m X 3.45 m

Living room 5.07 m X 4.68 m

Dining room 3.29 m X 3.77 m

Kitchen 3.02 m X 3.62 m

Mud room 2.06 m X 1.87 m

Den 4.01 m X 3.82 m

Primary Bedroom 3.86 m X 3.68 m

Bedroom 2 2.5 m X 3.78 m

Bedroom 3 2.48 m X 3.77 m

Listing Presented By:



Originally Listed by:
RE/MAX Elite

<http://www.gabriellamakar.com/>

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