



## Edmonton Alberta

\$699,900

Welcome to this beautifully 2-storey home in the sought-after community of Forest Heights, offering 1,878 sq ft with 4 bedrooms (3+1) and 3.5 baths. A charming front veranda welcomes you inside, where you'll find hardwood flooring, a spacious living room, formal dining area, and a versatile main-floor den--perfect for a home office. The bright eat-in kitchen offers plenty of space for family gatherings. Upstairs features 3 generous bedrooms, including a spacious primary retreat with private balcony and luxurious 5-piece ensuite. Convenient second-floor laundry. The fully finished basement adds a large recreation room, fourth bedroom, 3-piece bath, and excellent storage. Outside, enjoy the patio in the fully fenced backyard or cozy up by the firepit. With a double detached garage and just minutes to downtown, the River Valley, parks, schools, shopping, and transit, this exceptional home offers the perfect blend of space, comfort, and location. (id:6769)

Bedroom 4 3.92 m X 3.25 m

Recreation room 7.86 m X 4.74 m

Living room 4.38 m X 4 m

Dining room 4.37 m X 3.03 m

Kitchen 5.03 m X 3.93 m

Den 3.06 m X 3.05 m

Primary Bedroom 4.62 m X 4.01 m

Bedroom 2 3.12 m X 3.04 m

Bedroom 3 3.42 m X 3.26 m

Laundry room 2.35 m X 2.27 m

Listing Presented By:



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