



## Edmonton Alberta

\$639,800

Welcome to Hawks Ridge and this beautiful WALK-OUT home offering a bright, functional layout. The main floor is flooded w/ natural light and features a spacious kitchen , dedicated dining area, and inviting living room complete with a slat wood feature wall. The main floor also offers a 2-pce bath and a bedroom/office, perfect for a home office, extra bedroom, or additional flexibility. Upstairs you'll find a bonus room overlooking the GREEN SPACE with views toward the lake. The upper level also features two additional bedrooms, a 4-pce bath, laundry, and a primary suite complete w/ ensuite and large walk-in closet w/ custom cabinetry. The walk-out basement is ready for your future development and offers endless potential to create additional living space that opens directly to the backyard. Outside, enjoy a beautifully landscaped yard with a large and functional concrete patio. The fully finished, heated garage is a standout feature with epoxy flooring and plenty of space. Additional comforts include AC! (id:6769)

Living room 4.14 m X 4.13 m

Dining room 3.46 m X 4.13 m

Kitchen 5.05 m X 2.43 m

Bedroom 4 2.58 m X 3.06 m

Family room 3.79 m X 4.18 m

Primary Bedroom 3.89 m X 6.29 m

Bedroom 2 3.64 m X 2.88 m

Bedroom 3 3.71 m X 3.26 m

Listing Presented By:



Originally Listed by:  
MaxWell Challenge Realty

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



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto:ahmadsai@remax.net)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.