



## Edmonton Alberta

\$1,299,000

This stunning walkout home offers space, style, and a prime location! The main floor features a large entry, powder room, high-ceiling living room with huge south-facing windows, a gas fireplace, and an open-concept kitchen with maple cabinets, granite counters, double Bosch ovens, gas range, island sink and a large balcony. A family room, formal dining, mudroom, laundry, and attached 3-car garage complete this level. Upstairs, the sunny primary bedroom boasts a balcony, spa-like en-suite with Jacuzzi tub, double shower, and walk-in closet. Two large bedrooms share a Jack & Jill 5-piece bath (and one of them has its own den!), plus a home office and flex room. The walkout lower level includes a huge rec room with fireplace, entertainment room, 4-piece bath, bedroom, furnace room (2 furnaces, 2 hot water tanks and AC), access to a large patio, landscaped yard with apple tree, perennials, water feature, and firepit. Close to schools, walking trails, shopping, rec center, Henday & the Whitemud. Welcome home (id:6769)

Den 4.73 m X 4.56 m

Bedroom 4 3.14 m X 3.8 m

Living room 5.2 m X 4.97 m

Dining room 4.93 m X 3.46 m

Kitchen 3.9 m X 4.96 m

Family room 2.62 m X 3.59 m

Mud room 3.33 m X 2.6 m

Laundry room 2.19 m X 2.52 m

Primary Bedroom 4.36 m X 5.41 m

Bedroom 2 3.74 m X 4.44 m

Bedroom 3 3.62 m X 5.15 m

Bonus Room 5.54 m X 5.16 m

Storage 2.07 m X 3 m

Office 3.61 m X 4.24 m

Listing Presented By:



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