



## Edmonton Alberta

\$589,900

Rich character meets an unbeatable location in this beautifully maintained Westmount gem! Offering 1,114 sq.ft. (Above Grade), this home blends timeless charm w/ thoughtful updates. The main flr showcases gleaming hardwood flrs, distinctive architectural details & 3 generously sized bdrms. The inviting living rm, complete w/ cozy electric f/p, is perfect for relaxing evenings, while the updated kitchen shines w/ classic finishes that will never go out of style. Separate entrance opens to a fully developed bsmt featuring 2 additional bdrms, 2nd kitchen, 3-pc bath & spacious rec rm--ideal for extended family & guests. Step outside to your own sunny, west-facing oasis. The beautifully landscaped backyard boasts mature apple & cherry trees, raspberry bushes, patio area for summer entertaining, storage shed, & a heated dbl detached garage. Just minutes from downtown & steps to the boutiques, trendy restaurants, cafes, & vibrant energy of 124 St, this is city living at its finest! (id:6769)

Bedroom 4 4.48 m X 2.81 m

Bedroom 5 3.31 m X 2.43 m

Second Kitchen 4.54 m X 2.67 m

Recreation room 6.68 m X 4.47 m

Living room 5.27 m X 4.43 m

Dining room 2.18 m X 1.79 m

Kitchen 3.59 m X 2.92 m

Primary Bedroom 3.54 m X 3.39 m

Bedroom 2 3.39 m X 2.77 m

Bedroom 3 3.38 m X 2.8 m

Laundry room 2.31 m X 2.18 m

Listing Presented By:



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