



## Edmonton Alberta

\$525,000

Welcome Home! Located in a quite CUL-DE-SAC, close to all AMENITIES, and a path that leads to the fountain LAKE & WALKING TRAIL, this home has what you have been waiting for. The main floor features an open LIVING ROOM with gas FIREPLACE, Kitchen, 2-piece bath, and NEW FRIDGE with a water line. Out the Patio doors is a MASSIVE YARD AND DECK, WITH FENCED DOG RUN. Space galore for BBQ's, family events, or just kids to run and play. Upstairs you will find a cute Family/Play room, Primary bedroom with WALK-IN-CLOSET & 5- piece ENSUITE, 2 more Bedrooms, UPSTAIRS LAUNDRY and ANOTHER 4 piece bath. The basement is mostly finished with a Rec. Room (additional living space), a utility room, and plenty of EXTRA STORAGE. NEW PAINT throughout and NEW FURNACE WITH A/C (on contract). Lots to love in this home, add it to your favorites! (id:6769)

Bonus Room Measurements not available

Living room 4.59 m X 3.51 m

Dining room 3.65 m X 2.55 m

Kitchen 5.09 m X 3.23 m

Family room 4.75 m X 4.36 m

Primary Bedroom 5.38 m X 3.42 m

Bedroom 2 3.02 m X 3.72 m

Bedroom 3 3.05 m X 3.05 m

Listing Presented By:



Originally Listed by:  
RE/MAX River City

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



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