



## Edmonton Alberta \$895,000

Welcome to this stunning 4+2 bedroom 2-storey home in the heart of Belgravia. Featuring 9' ceilings on both the main floor and in the fully finished walkout basement, this home blends timeless elegance with modern comfort. The main level showcases hardwood floors, a spacious formal dining room, and a versatile den perfect for a home office. The maple kitchen is equipped with stainless steel appliances and opens onto a bright and airy family room with a cozy fireplace—perfect for entertaining or relaxing. Step out onto the sunny, south-facing deck for seamless indoor-outdoor living. Upstairs, you'll find four generously sized bedrooms, including a primary suite with a large walk-in closet (with a window!) and a spa-like 4-piece ensuite. The fully developed walkout basement includes two more bedrooms, a full bathroom, a rec room and kitchenette, laundry, and ample storage. Attached heated garage is a plus! Located in a great neighborhood with easy access to River valley trails, U of A, LRT and so much more! (id:6769)

**Bedroom 5** 3.7 m X 3.52 m

**Bedroom 6** 3.49 m X 3 m

**Recreation room** 4.96 m X 3.03 m

**Breakfast** 3.752 m X 2.07 m

**Living room** 4.34 m X 3.87 m

**Dining room** 4.1 m X 3.33 m

**Kitchen** 4.12 m X 2.97 m

**Family room** 4.76 m X 3.68 m

**Den** 2.94 m X 2.66 m

**Primary Bedroom** 3.9 m X 3.9 m

**Bedroom 2** 3.696 m X 3.63 m

**Bedroom 3** 3.75 m X 3.04 m

**Bedroom 4** 3.42 m X 3.03 m

Listing Presented By:



Originally Listed by:  
MaxWell Challenge Realty

<http://janicekosak.com/>

**Ahmad Sai**   
**RE/MAX RIVER CITY**

**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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