



Edmonton Alberta

\$475,000

Fully upgraded executive family home in desirable Beacon Heights on a massive 53x124 corner lot! This beautifully renovated property features an oversized double attached heated garage/workshop plus incredible future potential, including possible side-by-side duplex development. Inside showcases luxurious vinyl plank flooring, newer windows, soaring cathedral ceilings, & a stunning open riser staircase with authentic salvaged barn wood feature wall overlooking the family room. The upper level offers 3 spacious bedrooms including a huge primary suite. The renovated kitchen features abundant cabinetry & flows into the dining area, while the bright living room opens to a 4-season sunroom/plant room w/ patio doors. Main floor includes a separate entrance to an additional living room, bedroom, & renovated 3-piece bath--ideal for Airbnb, home office, or extended family. Fully finished basement with 9' ceilings & 2 more bedrooms. Upgrades include gutters, fascia & soffits (2021), 2 HE furnaces (2017), & new HWT (id:6769)

Family room 3.19 m X 4.02 m

Bedroom 5 3.27 m X 2.66 m

Bedroom 6 3.27 m X 2.66 m

Recreation room 3.22 m X 4.83 m

Laundry room 3.7 m X 4.45 m

Living room 7.01 m X 4.25 m

Sunroom 2.45 m X 6.14 m

Dining room 3.4 m X 2.83 m

Kitchen 3.47 m X 5.71 m

Den 2.42 m X 4.04 m

Bedroom 4 4.44 m X 4.04 m

Pantry 1.78 m X 1.05 m

Primary Bedroom 3.44 m X 6.23 m

Bedroom 2 2.47 m X 2.3 m

Bedroom 3 3.49 m X 3.52 m

Listing Presented By:



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