



## Edmonton Alberta

\$473,000

IMMACULATE!! 5 BED, 3 BATH, 2 FAMILY ROOMS, and a stunning FULLY FENCED, beautifully landscaped yard with WATERFALL FEATURE (also wired for a hot tub!). Walking into this home feels so inviting, with an ample sized entryway and high vaulted ceilings, you cant help but feel at home! The horseshoe kitchen has ample counterspace and is next to the dining room, great for family dinners. The primary bedroom comes complete with a huge walk-in closet, and full ensuite bathroom. Between the main floor and basement there is an additional 4 very large bedrooms! On the main floor you can access the basement from both kitchen and dining room. The main floor family room has a lovely living room with south facing windows to the back yard, vaulted ceilings and a cozy fireplace. New roof (2yrs), New furnace (1yr), New AC (1yr), New Fridge (2yrs). Comes with security system, shed, bsmt fridge, bsmt stand freezer, Cent. Vac., & Microwave. NEVER SMOKED IN! This wont last! YOU HAVE TO SEE THIS ONE!! (id:6769)

Family room 4.24 m X 6.8 m

Bedroom 4 4.18 m X 3.34 m

Bedroom 5 2.88 m X 2.52 m

Laundry room 3.92 m X 3.96 m

Living room 4.44 m X 4.27 m

Dining room 3.24 m X 3.34 m

Kitchen 2.4 m X 3.2 m

Bedroom 2 3.57 m X 2.78 m

Bedroom 3 3.08 m X 3.03 m

Primary Bedroom 3.57 m X 4.94 m

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate

<https://www.melissashymko.ca/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net