



## Edmonton Alberta

\$368,000

RARE RAVINE BACKING GEM! This beautiful half duplex with a double attached garage is nestled in a serene, upscale complex. Over 1500 sq ft plus a fully finished basement, the main floor welcomes you with a spacious foyer, a large living room with gleaming hardwood floors, a cozy gas fireplace, and an elegant open-concept kitchen with a central island, rich cabinetry, and ceramic tile flooring. Enjoy the convenience of main floor laundry and a stylish powder room. The upper level is open to below with loads of natural light and offers two generous bedrooms. The luxurious primary suite features a walk-in closet and a spa-inspired ensuite with soaker tub, separate shower, and tile finishes. The basement is a refined retreat with a spacious rec room, second gas fireplace, full bath, and abundant storage. Step outside to a private deck with gas BBQ line, overlooking lush green space and tranquil ravine trails -- the perfect blend of nature and sophistication. Some photos have been virtually staged. (id:6769)

Recreation room 4.6 m X 6.46 m

Other 2.09 m X 3.91 m

Living room 4.12 m X 4.02 m

Dining room 3.54 m X 3.21 m

Kitchen 3.49 m X 3.37 m

Primary Bedroom 5.18 m X 4.06 m

Bedroom 2 3.7 m X 4.14 m

Listing Presented By:



Originally Listed by:  
Liv Real Estate

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



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