



## Edmonton Alberta

\$599,900

This 2,144 sq.ft. 4 bedroom, 4 bathroom home by award-winning builder Montorio Homes features the popular Venice II model. A true classic with modern upgrades, this home boasts a stunning open-to-below Great Room complete with an electric fireplace enhanced by upgraded tile and mantel. The floorplan is ideal for families seeking functional living spaces, offering a main floor bedroom with full bath, a mudroom, a large pantry, and convenient upstairs laundry. The designer kitchen provides plenty of counter space for meal prep and entertaining, complemented by large windows that fill the home with natural light. Upgrades include: 9' ceilings, Luxury vinyl flooring, Upgraded cabinetry, Quartz countertops with backsplash, Custom railing, Smart home security system, Separate side entrance to the basement for potential rental income. (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Bedroom 4 Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Bonus Room Measurements not available

Laundry room Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Professionals



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.