



## Edmonton Alberta

\$544,900

Welcome to VITA CRYSTALLINA and the Ashby built by Excel Homes. At nearly 1600 SF BACKING ON TO CRYSTALLINA NERA EAST PARK, this FRONT DOUBLE GARAGE ATTACHED property offers 9 FT CEILING on main and UPGRADED LVP flooring. From the front foyer turn left is the KITCHEN w/island and QUARTZ COUNTERTOPS & ALL STAINLESS STEEL APPLIANCES. Loads of cupboard space and UPDATED lighting. Adjacent to the kitchen is the DINING/NOOK which overlooks the living room perfect for entertaining. Completing the main floor is the half bath. Upstairs is carpeted. The BONUS ROOM which separates the PRIMARY BEDROOM with ensuite and walk in closet from the other 2 BEDROOMS. LAUNDRY and MAIN FULL BATH finish off the 2nd floor. The property has SEPARATE ENTRANCE perfect for future LEGAL SUITE and FULL LANDSCAPING IS INCLUDED. This GREEN BUILT PROPERTY offers HRV, hot water lines insulated, solar panel rough-in, high-efficiency furnace and much more! Close to ALL AMENITIES!! SEPTEMBER 30TH COMPLETION. (id:6769)

Living room 11'2 x 15'

Kitchen Measurements not available

Breakfast 9'9 x 10'

Primary Bedroom 12'4 x 11'6

Bedroom 2 9'2 x 10'8

Bedroom 3 9' x 9'2

Bonus Room 9' x 10'9

Listing Presented By:



Originally Listed by:  
Century 21 Signature Realty



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