



Edmonton Alberta

\$799,900

Welcome to prestigious Westbrook Drive in Westbrook Estates. This mature, nearly 15,000 sq ft (0.34-acre) lot backs directly onto the Derrick Golf Course, offering privacy, space, & beautiful views. The renovated main floor features an open-concept living and dining area anchored by a chef's kitchen with expansive granite countertops, abundant shaker cabinetry, s/s appliances, & golf course views. Upstairs, the primary retreat offers a private balcony, walk-in closet, & ensuite, plus a second bedroom, full bath, & upper-level laundry. The finished basement includes a large recreation space, 2 additional rooms, and a bathroom. Enjoy the landscaped backyard or enclosed sunroom. Additional features include A/C, hardwood floors, skylights, updated lighting, 8-foot fencing, and a heated 27-foot garage. Recent updates include driveway, windows, shingles, and mechanical. Ideally located with quick access to downtown, the university & Whitemud Ravine trail system. Home needs TLC, being sold As is where is (id:6769)

Bedroom 3 3.89 m X 3.61 m

Bedroom 4 2.37 m X 2.78 m

Recreation room 3.86 m X 6.34 m

Living room 3.66 m X 4.56 m

Dining room 2.4 m X 3.67 m

Kitchen 3.52 m X 3.6 m

Family room 4.56 m X 4.5 m

Primary Bedroom 4.56 m X 4.61 m

Bedroom 2 2.78 m X 3.59 m

Laundry room 3.84 m X 1.72 m

Listing Presented By:



Originally Listed by:
RE/MAX Professionals

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

Ahmad Sai 
RE/MAX RIVER CITY

RE/MAX River City

13120 St Albert Trail NW,
Edmonton, AB, T5L4P6

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