



## Edmonton Alberta

\$1,180,888

Nestled within the exclusive gated community of the Ravines of Richford, this exquisite residence offers a harmonious blend of elegance and comfort. Spanning 3,289 sq. ft., the home boasts a renovated gourmet kitchen equipped with high-end cabinetry, granite countertops, and stainless steel appliances, catering to culinary enthusiasts. The thoughtfully designed layout includes four spacious bedrooms plus a den, and 3.5 bathrooms, featuring a Jack & Jill setup with their own walk-in closet. The primary suite is a sanctuary, complete with a steam shower, enhancing the spa-like experience. A generous bonus room upstairs offers additional space for relaxation or entertainment. The triple car garage is roughed in for natural gas and has lots of space for vehicles and storage. Additional features are: Built-in indoor and outdoor speakers for an immersive audio experience, Covered deck with a BBQ gas line and heater rough-in, perfect for year-round outdoor gatherings, Central A/C and low-maintenance landscaping. (id:6769)

Living room 6.43 m X 4.57 m

Dining room 4.6 m X 4.33 m

Kitchen 5.21 m X 6.35 m

Den 3.69 m X 2.69 m

Breakfast 3.05 m X 3.99 m

Family room 4.63 m X 3.56 m

Primary Bedroom 3.84 m X 5.09 m

Bedroom 2 3.41 m X 5.03 m

Bedroom 3 3.35 m X 5.03 m

Bedroom 4 3.59 m X 2.47 m

Bonus Room 8.59 m X 6.76 m

Laundry room 2.1 m X 2.01 m

Listing Presented By:



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RE/MAX River City

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



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