



## Edmonton Alberta

\$429,900

Bright, sunny & beautifully designed 1,529 sq. ft. two-storey half duplex located in the desirable Trumpeter area. This open-concept home features a spacious kitchen with new quartz countertops & backsplash, a large island & a convenient walk-through pantry. Open to the kitchen is a cozy electric fireplace in the great room. The unique dual primary suite layout offers two generous bedrooms, each with walk-in closets featuring custom built-ins & their own 4-pce ensuites. Upper-floor laundry & a versatile flex room complete the second level. The unfinished basement provides excellent future development potential. Step outside to a fantastic fully fenced backyard with a huge deck & fire pit area, perfect for relaxing or entertaining. Air conditioning & a double attached garage complete the comfort of this great home. Ideally located close to beautiful walking trails, Glendale Golf & Country Club, Lois Hole Provincial Park & with easy access to Anthony Henday, Yellowhead Trail, and the City of St. Albert. (id:6769)

Recreation room 6.95 m X 7.61 m

Living room 4.76 m X 4.01 m

Dining room 3.07 m X 2.79 m

Kitchen 3.49 m X 3.25 m

Den 3.41 m X 2.42 m

Primary Bedroom 4.6 m X 4.01 m

Bedroom 2 4.79 m X 3.58 m

Laundry room Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

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



**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.