



## Edmonton Alberta

\$624,900

Looking for a nearly new and truly turn-key home with minimal traffic exposure, this 2022 Graydon Hill Honey offers over 2,000 sq. ft. of premium finished living space with all the modern touches you'll love. The open-concept main floor features a gourmet kitchen with quartz countertops, an island with undermount sink, stainless steel appliances and hood fan, bright south-facing windows, 9-foot ceilings, and a floor plan that could accommodate a future separate basement entrance with minor interior modifications. Upstairs you'll find a spacious bonus room, large laundry room, and three bedrooms. The primary suite is generously sized and includes a walk-in closet and a 5-piece ensuite with double sinks, a separate shower, and soaker tub. Your family is guaranteed to enjoy the warmer months in the custom landscaped backyard, complete with a large composite deck, gazebo, and beautiful Swedish Aspen trees. Also, I almost forgot, a massive investment into SOLAR PANELS that creates a huge saving on your power! (id:6769)

Kitchen 12'1 x 12'

Primary Bedroom 19'3 x 12'3

Bedroom 2 12'11 x 11'11

Bedroom 3 11'4 x 10'8

Bonus Room 19' x 14'1

Laundry room 7'4 x 6'6

Living room 15'4 x 11'

Dining room 12' x 11'1

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.damonenns.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](mailto:ahmadsai@remax.net)