



## Edmonton Alberta

\$1,299,000

WOW! This luxurious home has it all! Beautifully landscaped, fully fenced 1 acre lot w. U/G irrigation, backing a Nature Reserve. Showcasing a large fenced off garden, including raised garden beds and fruit trees. The chicken coop is a great addition to have your own fresh eggs. Relax on the 2-tiered deck and enjoy the view of the incredible yard. This wonderful home has a fully finished basement, triple garage plus an additional garage/shop w. wood stove. The Chefs kitchen is equipped with double ovens, gas stove, dishwasher, newer fridge and a built-in coffee maker & granite counters. A total of 6 bedrooms & 6 bathrooms, ensuite w. steam shower & Jacuzzi. 14 ceiling in family room & 10 on main and basement, hardwood & porcelain tile, in-floor heating in kitchen, bathrooms, hallway, basement and garage, water softener, hot water on demand, air purifier, 2 furnaces plus 2 A/C units & 6 zone audio system controlled by cell phone. 2 bedrooms, bath, movie theatre, gym, wet bar and cold room in basement. (id:6769)

Bedroom 5 7.54 m X 4.23 m

Bedroom 6 6.04 m X 3 m

Recreation room 7.64 m X 4.78 m

Living room 4.7 m X 4.67 m

Dining room 5.28 m X 3.55 m

Kitchen 5.57 m X 5.13 m

Family room 5.19 m X 4.87 m

Primary Bedroom 4.67 m X 4.56 m

Bedroom 2 4.18 m X 3.33 m

Breakfast 2.98 m X 2.92 m

Bedroom 3 4.35 m X 3.48 m

Bedroom 4 4.25 m X 3.64 m

Bonus Room 5 m X 4.21 m

Loft 5.58 m X 4.76 m

Listing Presented By:



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Royal LePage Noralta Real Estate

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