



## Edmonton Alberta

\$649,900

Beautiful CUSTOM BUILT 2 storey in Weinlos with 5 bedrooms, 4 baths & 2 DOUBLE GARAGES on a HUGE PIE LOT. This original owner home shows beautifully w/pride of ownership throughout. With over 2000 sq.ft., the main floor features TIGERWOOD FLOORING throughout, offering a spacious bedroom, laundry, and an updated CUSTOM \$35k KITCHEN (2023) The massive 850 sq.mt lot features STUNNING PERENIALS and raised flowerbeds & a 10' X 12' shed. The LR & DR will easily accommodate large gatherings, while the sunken family room features a gorgeous STONE facing fireplace. Upstairs features 3 bedrooms with california closets, a 3 pce custom marble ensuite, and another 4 pce bath. The basement is FF with another bedroom, a large rec room complete with a pool table, another 3 pce bath, COLD STORAGE room, and plenty of storage space. Other features incl., a \$50k double detached garage with 9 ft ceilings (2023), 2 AC units, SHINGLES (2016) TRIPLE PANE WINDOWS w/ UV FILTER (2015) BUILT-IN VACUUM & much more. Welcome home! (id:6769)

Den 11.41 m X 3.46 m

Bonus Room 4.84 m X 7.14 m

Living room 3.48 m X 4.54 m

Dining room 4.06 m X 2.64 m

Kitchen 3.08 m X 3.63 m

Family room 5.2 m X 3.63 m

Bedroom 2 3.47 m X 2.89 m

Laundry room 1.88 m X 1.63 m

Primary Bedroom 6.38 m X 3.41 m

Bedroom 3 3.42 m X 2.95 m

Bedroom 4 2.82 m X 3.55 m

Listing Presented By:



Originally Listed by:  
REMAX River City

<http://www.markmalcolm.ca/>



**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.