



## St. Albert Alberta

\$589,900

Full of charm & character! This almost 2300sqft home is a true gem. Enter the spacious front entry with access to the OVERSIZED Double Attached Garage. Just off the entrance is a large family room with screen & projector, perfect for family movie nights! The main level has an amazing living room with soaring VAULTED CEILINGS, cozy fireplace, custom built-ins & is full of natural light. There is a front flex room, dining room, office or sitting room with patio doors to a front deck, updated WHITE kitchen with GRANITE countertops, backsplash & a large dining nook. Off the kitchen is a MAIN FLOOR LAUNDRY ROOM & renovated 1/2 bath. Upstairs are three large bedrooms. The two secondary bedrooms have VAULTED ceilings & one has an extra den, perfect crafting, gaming or quiet work spot! The primary bedroom has 3pce ensuite & double closets, Completing the second floor is a 5pce main bathroom. Situated on a large, beautifully landscaped lot, steps to parks, schools & Grosvenor pool. CENTRAL A/C on the upper level! (id:6769)

Recreation room 8.67 m X 4.28 m

Utility room 4.13 m X 5.29 m

Living room 7.75 m X 5.94 m

Dining room 2.38 m X 4.46 m

Kitchen 3.75 m X 4.46 m

Den 2.76 m X 4.46 m

Laundry room 2.32 m X 2.58 m

Primary Bedroom 4.31 m X 5.95 m

Bedroom 2 2.91 m X 3.8 m

Bedroom 3 2.94 m X 4.46 m

Office 2.95 m X 3.42 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.erinwillman.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)