



## Edmonton Alberta

\$566,895

Backing onto a park with no neighbours behind -Side entrance with direct basement access. -9' basement walls with two windows and a 3-piece bathroom rough-in for future development. -Bright open-to-below design with open-concept living spaces and vaulted ceiling. -Electric Fire & Ice linear fireplace with timer and color controls, flanked by windows for added natural light. -Main floor mudroom with walk-in closet, built-in bench, shelving, and hooks. -Dedicated main floor office / flex room. -L-shaped kitchen with large island and walk-through corner pantry. -Kitchen upgrades include ceiling-height cabinetry and a chimney-style hood fan. -Quartz countertops with undermount sinks throughout. -Second-floor laundry with built-in shelving. -Luxurious 5-piece primary ensuite with dual vanities, tiled shower, tub, and private toilet. -High-efficiency furnace, hot water tank, and HRV system for energy efficiency. Photos are representative. (id:6769)

Dining room 2.74 m X 3.96 m

Kitchen 3.62 m X 3.96 m

Great room 4.9 m X 4.05 m

Primary Bedroom 3.65 m X 4.51 m

Bedroom 2 3.35 m X 3.04 m

Bedroom 3 3.04 m X 3.44 m

Bonus Room 4.54 m X 3.35 m

Listing Presented By:



Originally Listed by:  
Bode



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

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