



## Edmonton Alberta

\$735,000

Discover this spectacular 2031 sqft bungalow w/ custom features located in the GATED COMMUNITY of Eagle Point. The front entrance has marble flooring. French doors enter into the home office. The centre of the home has soaring 12' ceilings w/ a wall of garden doors opening out to the solarium. The kitchen is stunning w/ pot/pan drawers, direct access to the solarium, built in oven, gas cooktop, garburator, instant hot water tap, garbage compactor, wine fridge, pantry, eating bar island, task lighting & quartz counters. The breakfast nook is surrounded by windows & has access out to the back deck. The family room has a double-sided f/p w/ stone front & a gorgeous built in shelving unit. The primary suite offers a sitting area, gas f/p, 5pce ensuite w/ walk in shower, jacuzzi tub, skylight & in-floor heating. The fully finished WALKOUT BASEMENT has a large games room, media room w/ power movie screen, projector, 2nd f/p, 2 bedrooms (each w/ ensuites), hobby room & mech room! (id:6769)

Family room 7.83 m X 11.77 m

Bedroom 2 3.85 m X 3.65 m

Bedroom 3 3.4 m X 7.06 m

Living room 6.37 m X 4.44 m

Dining room 4.93 m X 6.64 m

Kitchen 6.37 m X 3.87 m

Den 3.3 m X 4.41 m

Primary Bedroom 4.27 m X 5.73 m

Sunroom 2.25 m X 6.19 m

Listing Presented By:



Originally Listed by:  
Exp Realty

<http://www.matthewbarryrealtygro.com/up.ca/>



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
[ahmadsai@remax.net](mailto: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.