



## Edmonton Alberta

\$849,900

Amazing property inside & out! Massive renovation in 2014 back to studs, included trusses to create the great room with 12' VAULTED CEILING & FIREPLACE. Modern WHITE KITCHEN with GRANITE & STAINLESS, BRAND NEW LVP FLOORING thru out the main floor, 2 BEDS UP & lovely 4 pc. main bath. PRIMARY has WI CLOSET, CLAW TUB, STEAM SHOWER, HEATED FLOOR & 3 SIDED FIREPLACE. Downstairs a GAMES/THEATRE ROOM with SHIPLAP CEILING, FIREPLACE & FABULOUS WET BAR, a bedroom & 4 pc. BATH, LAUNDRY ROOM & a WORKSHOP. The yard is a PRIVATE OASIS with WATER FEATURE, 0-maintenance decking, STRING LIGHTING, NATURAL STONE PATIOS, CEDAR PERGOLA, PERENNIAL BEDS, DRIP in back & SPRINKLER SYSTEM in front, 6 PERSON ARTIC SPA HOT TUB, SHED (2024) & fully finished OVERSIZED HEATED GARAGE built in 2023 with an ATTIC! Upgrades include R50 ATTIC & FOAM INSULATION, 150 AMP electrical, plumbing, windows, exterior doors, FURNACE HWT & AC all in 2021, SHINGLES, LEAF FILTER GUTTERS & GOVE LIGHTING in 2024, recirculating hot water, FENCE in 2016! (id:6769)

Bedroom 3 2.63 m X 3.65 m

Recreation room 7.24 m X 6.34 m

Laundry room 2.03 m X 2.69 m

Living room 5.1 m X 4.53 m

Dining room 2.73 m X 3.15 m

Kitchen 3.13 m X 4.3 m

Primary Bedroom 3.88 m X 3.96 m

Bedroom 2 3.47 m X 3.44 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.horsepowerranch.com/>



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