



# Edmonton Alberta

\$475,000

Welcome to The Columbia - built by Lincolnberg Homes, your Builder of Choice 9 years in a row. Located in the NW community of Kinglet this home offers a bright open concept of the kitchen/dining/living rooms all connected with ample natural sunlight. Quartz countertops, U Shaped kitchen with eat up bar, backsplash, pantry, and LVP flooring on the main with the powder room completing the main floor. Upstairs features the primary bedroom with 4 piece ensuite and large walk-in closet, two additional bedrooms, another 4 piece bath and convenient upstairs laundry. Includes a \$3,000.00 appliance allowance, comes fully landscaped, double garage, the unfinished basement ready for your ideas, with second entrance for investment property potential.

\*Interior Colours Differ\* (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
Century 21 Masters

<https://theandersonco.ca/>

**RE/MAX ELITE**

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