



## Rural Parkland County Alberta

\$1,595,000

EXECUTIVE BUNGALOW & ATTACHED TRIPLE GARAGE (34Wx28L, heated, 3-pc bath) on 3.04 acres OUT OF SUBDIVISION, 10 mins to Edmonton. Custom built in 2020, this luxurious 2,960 sqft (plus full basement) home features central AC, porcelain tile & Engineered Hardwood floors, 10' ceilings and a fabulous open floor plan. Sleek living room w/ gas fireplace & built-in shelving. High-end gourmet kitchen w/ huge eat-up island, granite counters; walk-through pantry with sink & beverage cooler; dining room with deck access. Elegant owner's suite w/ private balcony, walk-in closet & 5-pc ensuite with soaker tub. Finishing off the main: 2nd bedroom & office w/ 5-pc Jack & Jill ensuite, laundry room w/ sink & 2-pc powder room. Upper guest suite: 4-pc ensuite, walk-in closet & balcony. Basement: 2 additional bedrooms, 4-pc bathroom, luxe rec room w/ gas fireplace & gym. Landscaped fully fenced yard, no-maintenance decks, concrete firepit area, dog run, garden boxes, paved drive w/ power gate; 100amp power for future shop. (id:6769)

Family room 7.37 m X 9.22 m

Bedroom 4 3.81 m X 5.47 m

Bedroom 5 4.32 m X 4.22 m

Living room 7.85 m X 4.98 m

Dining room 3.27 m X 3.93 m

Kitchen 4.31 m X 3.96 m

Den 3.93 m X 3.71 m

Primary Bedroom 4.27 m X 4.83 m

Bedroom 2 4.01 m X 3.94 m

Laundry room 1.55 m X 3.35 m

Bedroom 3 4.27 m X 3.89 m

Listing Presented By:



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Royal LePage Noralta Real Estate

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