



## Edmonton Alberta

\$425,000

Wonderful in Walker! Home feels like a freshly painted 3 bedroom with spacious feel and an abundance of Natural Light. Greeted by a spacious foyer that flows into an open-concept main floor design, this home features A Large working kitchen with expanded island and countertops, maple cabinets, stainless steel appliances, and a generous pantry--ideal for daily living or entertaining. A dedicated dining space opens to your private yard and 10 x20 deck, perfect for evening relaxation and recreation. The main floor also includes a practical mudroom with attached garage access + perfectly tucked away 2-piece powder room. Upstairs offers three generous bedrooms, including a KING Sized Primary with impressive walk in and ensuite, a 4pc guest bath, UPPER-Floor laundry+ a flex area for office, library or play. The lower level remains unfinished to suit your future needs or storage! Conveniently located walking distance to 2 K-9 schools, parks & trails- Minutes ALL the shopping, transit and Arterial Access Routes (id:6769)

Living room 10'8" x 13'

Dining room 8'6" x 12'2"

Kitchen 7'8" x 8'5"

Primary Bedroom 13'2" x 14'3"

Bedroom 2 9'6" x 12'6"

Bedroom 3 9'4" x 12'6"

Listing Presented By:



Originally Listed by:  
Royal LePage Noralta Real Estate



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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