



Edmonton Alberta

\$589,900

Welcome to one of Kinglet Gardens' finest, where nature and modern living come together perfectly. Steps from Lois Hole Provincial Park with scenic trails and wetlands at your doorstep, plus quick access to Yellowhead Trail and Anthony Henday Drive making commuting a breeze. Inside, 9 ft ceilings on the main floor set the tone alongside a modern kitchen with quartz countertops, full height tiled backsplash, island with flush eating ledge, and Silgranit sink. A main floor den adds flexible work or study space, while the great room opens to a raised balcony perfect for warm Edmonton evenings. Upstairs offers 3 bedrooms, 2.5 bathrooms, a bonus room, and a generously sized laundry room. The primary suite includes a 5 piece ensuite with double sinks, soaker tub, and walk in shower with glass doors. Central air conditioning and a large walk out lot round out the package. The unfinished basement has rough in plumbing ready for a future legal suite. This one checks every box. (id:6769)

Living room 168sf
Dining room 179sf
Kitchen 174sf
Den 95 sf
Storage 47sf

Primary Bedroom 170sf
Bedroom 2 111 sf
Bedroom 3 122 sf
Bonus Room 206 sf
Laundry room 45 sf

Listing Presented By:



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