



## Edmonton Alberta

\$449,900

Welcome to the ECHO model built by Excel Homes 35 year builder in sought after The ORCHARDS! On a quiet street, this beautiful UPGRADED half duplex with FRONT DOUBLE ATTACHED GARAGE awaits. Upon entering you are greeted with 9 FOOT MAIN FLOOR CEILING, LVP flooring, THICK 1.25 QUARTZ THROUGHOUT including kitchen countertops Stainless Steel: stove-electric, refrigerator, dishwasher built-in & over the range microwave. Adjacent is the SPACIOUS livingroom. 1/2 bath completes the main floor. Upstairs is premium carpet, 3 bedrooms, including large primary with walk in closet, and 4 piece ensuite. Laundry and full main bath complete the upper level. SEPARATE ENTRANCE perfect for LEGAL SUITE. GREEN BUILT certified, includes tankless water system, HRV, insulated lines, eco bee thermostat, low E windows, solar panel rough-in and much more! PREMIUM SIDING INCLUDED! FULL FRONT/REAR LANDSCAPING INCL. & MORE! Close to ALL amenities! (id:6769)

Living room 11'5 x 9'11

Kitchen 13'8 x 11'2

Primary Bedroom 11'11 x 11'1

Bedroom 2 13'10 x 8'3

Bedroom 3 11'4 x 8'5

Listing Presented By:



Originally Listed by:  
Century 21 Signature Realty



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