



## 6444 king Edmonton Alberta

\$749,000

CUSTOM BUILT, STREETSCAPE, WALKOUT single family house BACKING ON TO A POND. A 3 bedroom plus den single family house in the desirable community of ARBOURS OF KESWICK is waiting to welcome its new owner. 9 min drive from the heart of Currents of Windermere and walking distance from Joey Moss school and play park. Step onto the trail or go for a bike ride right out from the backyard. This house is carefully designed to accommodate today's modern living which includes a front main floor close-door office with a large window. The main floor boasts a large captivating living room with open-to-above 17' ceiling, large size windows, pond views and an open concept kitchen with walk-in pantry. Main floor has many upgrades like 8' doors, 60" electric fireplace, glass railings and oversized Bastia quartz countertop in the kitchen. Second floor has a large size master bedroom with beautifully crafted indented ceilings and views of the pond. There are two more good-size bedrooms. In addition to the three bedrooms, there is also a large size bonus room which could be used as a kids play room, a fourth bedroom or a family room. A walkout basement with its large windows and basement rough-ins is ready for design and development to your likings. It can be turned into a legal basement suite, should that be the choice. A secondary suite would be subject to approval and permitting by the city/municipality. The house is professionally landscaped in 2022 in accordance with the developer's requirements and is ready for you to enjoy the summer. You will appreciate the excellent HVAC performance during the wildfire smoke, summer heat or winter freeze all while remaining energy and cost efficient. (id:6769)

2pc Bathroom 5.08 Ft x 5.92 Ft

Primary Bedroom 19.33 Ft x 14.83 Ft

Bedroom 9.83 Ft x 15.42 Ft

Bedroom 9.75 Ft x 13.50 Ft

Den 12.42 Ft x 13.92 Ft

5pc Bathroom 10.08 Ft x 8.33 Ft

4pc Bathroom 4.92 Ft x 8.17 Ft

Listing Presented By:



Originally Listed by:  
Honestdoor Inc.

<https://www.honestdoor.com/>

**RE/MAX ELITE**

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