



## Edmonton Alberta

\$1,749,900

Indulge in this meticulously designed 2-storey haven, around 6000sqft above grade (approx. living area 8600sqft). Crafted with passion & sophistication, it offers unmatched structural integrity & attention to detail. The awe-inspiring living room, features soaring 18-foot coffered ceilings, a bespoke glass and solid wood staircase & African marble wood flooring. Featuring 7 lavish bedrooms, 6 full baths & 2 half baths, a den, lounge, home office and dual laundry rooms. Entertain with finesse in the family room, boasting a striking feature wall & f/p, leading to a covered deck with its own f/p ideal for outdoor soires. The chef's kitchen is a culinary marvel with an Italian hood fan, top-of-the-line fridge & a massive island leading into a spice kitchen with ample pantry storage. The fully finished WALKOUT BSMT. is an entertainment oasis with a 3way f/p, fitness room, home theatre & access to the landscaped backyard. A kitchenette, powder room, & a bedroom complete this level. A unique Royal experience. (id:6769)

Additional bedroom 3.7m x 5.4m

Recreation room 14.7m x 7.3m

Living room 8.4m x 9.1m

Dining room 4.1m x 4.6m

Kitchen 4.9m x 6.9m

Family room 5.4m x 7.3m

Bedroom 6 3.7m x 4.6m

Second Kitchen 2.9m x 3.4m

Den 4.0m x 4.6m

Primary Bedroom 6.7m x 7.2m

Bedroom 2 4.3m x 4.6m

Bedroom 3 4.4m x 4.6m

Bedroom 4 4.9m x 3.9m

Bedroom 5 3.9m x 3.8m

Office 2.8m x 5.4m

Listing Presented By:



Originally Listed by:  
Save Max Edge

<http://www.savemaxedge.ca/>

**RE/MAX ELITE**

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