



## Edmonton Alberta

\$514,900

PRIDE OF OWNERSHIP in this IMMACULATE OPEN DESIGNED MODERN 2-ST. The CHEFS KITCHEN offers an ABUNDANCE OF CAPPACHINO COLOURED CABINETS, quartz countertops, gorgeous subway tile backsplash, huge island w/raised breakfast counter, WI corner pantry & high-end SS appliances. There is seemingly endless gorgeous high-end VINYLE PLANK FLOORING on the main level flowing through the formal DR, bight LR & stunning kitchen. There are 3+1 bdrms & 2.5 bathrms, + a 3-pce roughed-in in the bsmnt. Features: Upper level laundry w/front load SS high-end washer & dryer, awesome Primary Bdrm w/huge WI closet & 3-pce ens. w/a massive WI shower, A/C, cozy bonus rm, sliding patio doors to the deck w/gas BBQ hook up, prof. landscaped yard w/trees, GOLF PUTTING GREEN & large DBLE ATT. GARAGE. OVER \$23,000.00 IN EXTRAS incl: Smart Home Theatre & Audio, Ring Doorbell & control 4 Smart Home Hub, Smart Security sys, Camera sys & expensive classy LED lighting. Located in a quiet neighborhood & close to all amenities. (id:6769)

Family room 3.96 m X 3.63 m  
Bedroom 4 3.81 m X 3.56 m  
Living room 4.07 m X 2.39 m  
Dining room 3.51 m X 2.88 m  
Kitchen 3.83 m X 3.3 m

Primary Bedroom 4.7 m X 3.4 m  
Bedroom 2 3.03 m X 2.97 m  
Bedroom 3 3.14 m X 3 m  
Bonus Room 3.34 m X 2.18 m  
Laundry room 1.83 m X 1.7 m

Listing Presented By:



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Royal LePage Noralta Real Estate

<http://marvinsommers.com/>

**RE/MAX ELITE**

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