



## Stony Plain Alberta

\$440,000

Welcome home to the perfect family home tucked away in a quiet cul-de-sac in The Fairways! This move-in ready bi-level offers 4 bedrooms and 3 full bathrooms with a functional layout ideal for growing families. Fresh paint & new furnace (2024) The bright main level flows nicely into a spacious kitchen and dining area—perfect for everyday living and hosting. Downstairs, enjoy extra living space for a rec room, home office, or guest area. Step outside to a large backyard with mature apple and raspberry bushes—your own private garden oasis for summer evenings and family fun. Located in a desirable golf course community close to parks, trails, schools, and amenities. A fantastic opportunity to settle into a quiet, family-friendly neighbourhood—just move in and enjoy! (id:6769)

Bedroom 4 3.27 m X 3.66 m

Bonus Room 3.85 m X 3.73 m

Recreation room 5.22 m X 6.84 m

Utility room 3.28 m X 5.32 m

Other 2.18 m X 1.58 m

Living room 3.69 m X 5.18 m

Dining room 3.8 m X 3.89 m

Kitchen 3.06 m X 3.1 m

Primary Bedroom 3.8 m X 4.82 m

Bedroom 2 2.75 m X 3.04 m

Bedroom 3 2.74 m X 3.29 m

Listing Presented By:



Originally Listed by:  
Exp Realty



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

Phone: 780-982-1119  
ahmadsai@remax.net

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.