



## Edmonton Alberta

\$574,900

Welcome to a bright, stylish 3-bed, 2.5-bath family home with a sunny south-facing backyard and standout curb appeal. The Riverstone rock exterior & wide entry porch make a great first impression, and inside you'll love the soaring open-to-above entry, glass-panel staircase, & feature brick walls in the dining room & living room. A main-floor den is ideal for a home office, flex space, or guests. The kitchen/dining area is designed for everyday living & entertaining, featuring granite countertops, stainless steel appliances, an oversized refrigerator, & a walk-through pantry that connects to the mudroom for easy organization. Upstairs features a bonus room, upper laundry, two junior bedrooms with a full bath, plus a primary retreat with a walk-in closet & a 5-piece ensuite. Enjoy a larger-than-average fenced & landscaped yard, deck, and a blank canvas basement with NEW HWT, rough-in plumbing--ready for your custom finish. Great location & a functional layout that works. NOT a zero lot line. Welcome Home! (id:6769)

Living room 4.51 m X 4.2 m

Dining room 3.34 m X 1.76 m

Kitchen 4.33 m X 3.92 m

Den 3.2 m X 3.04 m

Primary Bedroom 4.26 m X 3.66 m

Bedroom 2 3.13 m X 3.44 m

Bedroom 3 3.14 m X 3.87 m

Bonus Room 4.43 m X 4.27 m

Listing Presented By:



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<http://loadergroup.kicrealty.com/>



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