



## Rural Sturgeon County Alberta

\$1,250,000

DREAM HOME! DESIRABLE LOCATION! HEATED TRIPLE CAR GARAGE! Situated in the heart of River's Gate, a Community that blends nature w/convenience. Minutes from St. Albert! Contemporary 2 storey has almost 3,000sqft of living space plus a finished basement! Functional open concept floor plan-perfect for entertaining! Stylish kitchen offers high end appliances including side by side fridge & freezer, expansive island w/seating, quartz counters & bright windows. Living rm has convenient gas fireplace & patio door to covered deck. Upper level offers 4 generous size bedrooms w/built-in benches & large closets. Owners suite w/massive walk-in closet & 5pce spa-like ensuite w/luxurious soaker tub, glass shower & double sinks. Dedicated upstairs laundry w/sink & cabinets. Basement complete w/5th bedroom, 4pce bath, family rm w/cozy gas fireplace flanked by windows allowing plenty of light into the space & tons of storage. Add'l features:A/C, gasline for BBQ, wood accents, mudroom, computer nook, hot tub wiring & MORE! (id:6769)

Family room 6.45 m X 4.78 m

Storage Measurements not available

Utility room Measurements not available

Bedroom 5 5.06 m X 3.54 m

Living room 4.68 m X 4.4 m

Dining room 4.28 m X 2.49 m

Kitchen 3.97 m X 3.46 m

Mud room Measurements not available

Primary Bedroom 4.63 m X 4.55 m

Bedroom 2 3.6 m X 3.24 m

Bedroom 3 5.58 m X 4.62 m

Bedroom 4 4.38 m X 3.14 m

Laundry room 2.39 m X 2.01 m

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

<http://deanandosmond.com/>



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