



Edmonton Alberta

\$624,800

Beautiful location overlooking the Capilano Ravine. Open plan. \$156,857 in recent upgrades. Solar panels 2021-\$20,000 & snow guards 2026, Oversize dbl garage w/storage loft 2022 -\$71,281, complete sewer line 2025 replacement \$18,246, sidewalks & window wells 2021- \$22,102, Top of the line appliances: 2026 Bosch gas range \$6,068, Bosch DW \$1,463, LG fridge \$2,000. Foundation wall rpr w/new weeping tile & vertical drainage system for future tie-in 2022-\$3,412, front eavestroughs 2026, rear eavestroughs 2023. Backyard landscaping incl new pathway & stone patio-\$9,528 -2023. Mohawk carpet throughout lower level. Gorgeous kitchen overlooks the backyard and has a huge farmhouse sink and beautiful view of backyard. Huge master can be reverted to 2 bedrooms w/beautiful built-ins. Two electrical panels with lots of room left. California Closets. Easy access to the city centre and Whyte Ave. This home has been meticulously upgraded and maintained. (id:6769)

Family room 8.37 m X 3.75 m

Bedroom 3 3.13 m X 3.05 m

Bedroom 4 3.19 m X 3.05 m

Living room 4.62 m X 4.25 m

Dining room 2.89 m X 2.45 m

Kitchen 3.48 m X 3.13 m

Primary Bedroom 5.34 m X 3.47 m

Bedroom 2 3.01 m X 2.67 m

Listing Presented By:



Originally Listed by:
Royal LePage Noralta Real Estate

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