



## Edmonton Alberta

\$349,900

Spotless, meticulously maintained and ready for new owners, this 1300+ sq ft three level townhouse checks all the boxes. As you enter the front door there is a den area perfect for a home office, a utility room and access to the garage. The open concept main floor has a chef designed kitchen with loads of quartz counters including a breakfast bar, modern stainless appliances and walk in pantry. The dining area has generous space for hosting family and friends AND patio doors leading to the deck where sunset evenings can be enjoyed - complete with gas hook up for your BBQ. A two piece ensuite and laundry room complete this floor. The upper level is designed with two large bedrooms, each having its own 4 piece ensuite bath and roomy closets. A unique feature of this home is a driveway for parking PLUS an attached garage - shining brightly with a new polyaspartic covered floor! Terrific location for fast access to St Albert, Anthony Henday, parks and trails. You will fall in love! (id:6769)

Den 3.24 m X 2.93 m

Utility room 1.77 m X 1.7 m

Living room 3.46 m X 3.21 m

Dining room 3.21 m X 2.74 m

Kitchen 4.59 m X 3.33 m

Primary Bedroom 5.61 m X 3.14 m

Bedroom 2 3.88 m X 3.3 m

Listing Presented By:



Originally Listed by:  
NOW Real Estate Group



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L4P6

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