



## Edmonton Alberta

\$465,000

A fantastic opportunity to own a well-kept and updated, one-owner home in Edgemont, built in 2016 and designed for comfortable, everyday living. From the moment you walk in, the bright, open main floor feels warm and welcoming perfect for movie nights, playtime, or hosting friends, complete with a cozy central living room fireplace. Upstairs offers an ideal layout for a young family or roommates, with three spacious bedrooms, a private 3-piece ensuite in the primary suite, & a full 4-piece bathroom for the additional bedrooms. If you need extra space, the fully finished basement gives you even more room to grow featuring a large rec area for games or a home theatre, plus an extra bedroom with its own 3-piece ensuite; a great setup for family, or a private retreat. Outside, the detached heated and insulated double garage adds year-round convenience and storage. A well-cared-for & move-in ready home in a family-friendly community, close to the Anthony Henday, parks, trails, and all amenities. (id:6769)

Bedroom 4 2.31m x 4.47m  
Recreation room 5.44m x 4.94m  
Utility room 3.00m x 1.91m  
Living room 5.11m x 5.55m  
Dining room 3.29m x 1.47m

Kitchen 4.10m x 3.37m  
Primary Bedroom 3.64m x 5.01m  
Bedroom 2 2.64m x 3.75m  
Bedroom 3 3.05m x 2.57m

Listing Presented By:



Originally Listed by:  
Century 21 Leading

<https://radsells.com/>



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