



## Edmonton Alberta

\$519,900

Thoughtfully upgraded throughout, this move-in ready home offers comfort, functionality, and premium features rarely found in a duplex. Luxury finishes, upgraded party-wall soundproofing, heated double attached garage, finished bsmt., and an unbeatable location make this home a standout. Steps to Donald Getty School, playgrounds, and South Edmonton's extensive trail system. Bright open-concept main floor features soaring ceilings, large windows, ceiling-height white cabinetry, upgraded S/S appliances, custom granite countertops, and an extended 8.5-ft island. Upstairs offers a bonus room, upper laundry, 2 generous bedrooms, and a stunning primary retreat with walk-in closet, dual sinks, and oversized tile & glass shower. Fully fenced yard with 3-tier deck and sun-shade gazebo. Finished bsmt. offers a large rec room, full bath with in-floor heat, and side entrance. Heated garage fits a full-size truck, plus central A/C and rare 3-zone heating. (id:6769)

Recreation room 4.06 m X 6.7 m

Storage 1.01 m X 3.01 m

Living room 4.36 m X 3.73 m

Dining room 2.89 m X 2.44 m

Kitchen 4.41 m X 3.2 m

Primary Bedroom 5.46 m X 3.86 m

Bedroom 2 3.74 m X 3.45 m

Bedroom 3 3.74 m X 3.48 m

Bonus Room 2.75 m X 4.09 m

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate

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