



Edmonton Alberta

\$924,900

MODERN RITCHIE LIVING WITH A LEGAL SUITE. Set along a tree lined street in one of central Edmonton's most loved communities, this Timber Haus built full-sized infill 2 storey home combines thoughtful design, quality construction and an incredible walkable location. The light filled main floor features 9 ft ceilings, expansive windows and a contemporary kitchen with centre island and open shelving. The spacious rear mudroom offers excellent storage plus a rare DOG WASH. Upstairs are 3 bedrooms including a vaulted primary retreat with WIC and private ensuite. The LEGAL 1 BEDROOM BASEMENT SUITE has 9 ft ceilings, its own kitchen, living area and full bath and storage. Outside, enjoy a beautifully landscaped yard, deck spanning the width of the home, gazebo, gas BBQ line and OVERSIZED GARAGE. Complete with A/C, this home is walking distance to Ritchie Market and the weekly farmers market with parks, schools, Whyte Avenue and downtown Edmonton nearby. (id:6769)

Bedroom 4 3.42 m X 3.59 m

Second Kitchen 5.32 m X 8.52 m

Storage 1.27 m X 2.01 m

Utility room 2.43 m X 3.54 m

Living room 5.22 m X 5.49 m

Dining room 2.08 m X 5.53 m

Kitchen 3.42 m X 5.51 m

Mud room 2.51 m X 2.29 m

Primary Bedroom 3.4 m X 5.4 m

Bedroom 2 2.64 m X 4.29 m

Bedroom 3 2.62 m X 4.86 m

Laundry room 1.51 m X 2.48 m

Listing Presented By:



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<http://www.davesells.ca/>



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