



## 1120 117 Street Edmonton AB

\$519,900

Welcome to this charming 2-storey home with over 1800SqFt of living space, located in the highly desirable and family friendly community of Rutherford. Upon entering the home, hardwood floors guide you to a beautiful kitchen with wood cabinetry and a large island. The main floor is complete with a bright dining room, a cozy living room with fireplace, 2pc bathroom, and a laundry room. Heading upstairs you'll discover a conveniently located bonus room, a primary bedroom with 4pc ensuite and walk-in closet, two additional spacious bedrooms, and a 4pc bathroom. Other features include a double attached garage, and a large, fenced back yard for outdoor enjoyment. With plenty of green space and walking trails nearby, this location is an absolute dream.

Listing Presented By:



Originally Listed by:  
Sweetly

michael.medos@hotmail.com



**RE/MAX River City**

13120 St Albert Trail NW,  
Edmonton, AB, T5L 4P6

Phone: 780-995-SOLD (7653)  
homes4u@corinneoneil.com