



## Edmonton Alberta

\$449,900

Located on a quiet cul-de-sac, this splendid family home offers over 2300 sq ft of tastefully designed space. Featuring new shingles and a new furnace, four well-appointed bedrooms, and three bathrooms, it's ideal for a growing family. The open-concept main floor with hardwood flows into a custom kitchen with a spacious eating bar overlooking the living and dining areas--perfect for entertaining. A sliding door leads to a large pie-shaped yard, double detached garage, and composite deck package. Upstairs are two cozy bedrooms, a modern 3-piece bath, and a spacious primary suite with its own 3-piece ensuite. The lower level includes a welcoming family room, an additional bedroom, laundry, and another full bath. The finished basement offers a versatile rec or flex space plus storage. Located in Daly Grove close to schools, shopping, transit, and more! (id:6769)

Recreation room 7.9 m X 3.6 m

Storage 2.81 m X 2.81 m

Family room 4.04 m X 5.08 m

Bedroom 4 3.59 m X 3.22 m

Living room 3.94 m X 4.67 m

Dining room 4.38 m X 2.72 m

Kitchen 4.25 m X 4.35 m

Primary Bedroom 4.25 m X 3.28 m

Bedroom 2 3.52 m X 2.74 m

Bedroom 3 3.52 m X 2.74 m

Listing Presented By:



Originally Listed by:  
2% Realty Pro



**RE/MAX River City**

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

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.