



## Edmonton Alberta

\$549,900

Beautiful 2-Storey Home in La Perle offers 3+2 Bedrooms, 3.5 Baths and over 2,700 sqft of living space (including Basement). The main floor features a living room, dining room, and family room with a cozy wood-burning fireplace, alongside a kitchen with refinished cabinets, granite countertops, and stainless-steel appliances. Upstairs, enjoy three spacious bedrooms, including a primary suite with a walk-in closet and 4-piece ensuite. The fully finished basement includes two bedrooms, a full bath, kitchen and an entertainment room with a modern linear fireplace--plus a separate entrance. Additional highlights: laminate flooring, high-efficiency furnace, modernized bathrooms, and a fully fenced backyard with a large deck and double swing-open gate for trailer, boat, or RV parking. Conveniently close to West Edmonton Mall and all amenities, this property is perfect for first-time homebuyers or investors. (id:6769)

Bedroom 4 8'7" x 18'4"

Bedroom 5 10'10" x 15'

Living room 11'5" x 14'3"

Dining room 9'7" x 13'10"

Kitchen 9'8" x 9'2"

Family room 11'5" x 20'11"

Primary Bedroom 13'2" x 16'8"

Bedroom 2 11'5" x 13'

Bedroom 3 11'4" x 9'11"

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

**RE/MAX** REMAX **River City**

**RE/MAX River City**

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