



**3 Bedrooms**  
**Lot beside**  
**walkway**  
**Extra side windows**  
**Bonus Room**

**Possession Date:**  
**Middle August**

Home pictures for illustration purposes only. Actual home may differ



# 17307 7 Street Edmonton AB

\$518,900

The Asset is an Evolve model has everything you want and need in a home situated on a corner lot. Extra window on side facing the street, 9' ceilings, double attached garage, separate entrance and luxury Vinyl Plank Flooring throughout the main floor. Inviting foyer with coat closet leads to convenient 1/2 bath w/ pedestal sink, mud room off garage. The highly functional U-shaped kitchen has quartz counter-tops (throughout home) an island with flush eating ledge, microwave shelf, full height tiled kitchen backsplash, a chimney style hood fan, Silgranit sink, & plenty of cabinets with soft close door & drawers. Great room and nook have large windows and sliding glass patio doors. On the upper level there is a bright master bedroom that offers a substantial walk-in closet and a 3 piece ensuite with a walk-in shower. There is a convenient bonus room and a main 3 piece bath, a laundry area and two more bedrooms with plenty of closet space. \*Photos are representative\*

Listing Presented By:



Originally Listed by:  
Bode

info@bodecanada.com



**RE/MAX Elite**

304 Windermere Road, Edmonton,  
AB, T6W 2Z8

Phone: 780-406-4000

Fax:

jmattie@telusplanet.net