



## 2245 193A Street Edmonton AB

\$638,800

Homes By Avi welcomes you to River's Edge! An upscale & developing community in fast growing West Edmonton, surrounded by hiking trails, natural scenery & nearby North Saskatchewan River. Easy access to venture into the city with Anthony Henday and all amenities just minutes away. This impressive 2 storey, 2340 SQ FT home boasts; 3 bedrooms, 2.5 bathrooms, upper-level loft style family room & laundry room complete w/full size washer/dryer. Front access double attached garage w/walk-thru mud room to pantry & SEPARATE SIDE ENTRY for access to basement suite rough-in. Upscale features & decor throughout showcasing: 9' main floor & basement, electric F/P in great room, staircase railing with iron spindles, upgraded 5 pc owners ensuite w/glass shower, soaker tub & dual sinks, luxury vinyl plank flooring on main & plush carpet upper-level. Heart of home is its incredible chef's kitchen complete w/dual islands, quartz countertops & all appliances. Fully landscaped with back deck & blinds package included.

Listing Presented By:



Originally Listed by:  
RE/MAX River City

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**RE/MAX ELITE**

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