



## 78 VALLEYVIEW Crescent Edmonton AB

\$1,398,888

Location Location Location! Valleyview Crescent facing the ravine 80'x130' treed lot. Owner has almost completed subdivision of lot for 2- 40'x130' parcels to build two dream homes. Large two story with 3 bedrooms up, main floor bedroom/den, 3 piece bath, plus partially finished basement. Large living room with huge windows that frame the view to the ravine, large dining room, huge family room with brick fireplace, patio access. Main floor laundry with lots of storage. The upper floor features 3 bedrooms with access to a huge upper deck. The primary bedroom has spacious closet with 3pce ensuite and access to private deck. 2 additional bedrooms with a 4pce bath. Large upper deck with gorgeous ravine and downtown views. Large mature backyard with enclosed gazebo. Upgraded mechanical, AC, and roof. Double attached garage. Access to walking trails, valley zoo & great schools.

Listing Presented By:



Originally Listed by:  
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