



## 9045 Saskatchewan Drive Edmonton AB

\$1,978,000

Saskatchewan Drive Par Excellence, Amazing Assumable w qualifying Very Low Low Interest Rate 1.94 % Mortgage w RBC, \$950,000 fixed at 1.94% till June 2026. Best Address and Location, Tranquil Ravine, River Valley in front, 2 minute walk to top kindergarten and elementary school in Alberta, 3 minute walk to University of Alberta. South side, city center all only a few minutes commute, LRT very close, quick vehicle, river valley nature paved path access to all Edmonton. Gorgeous Sun, light all day long in this custom built masterpiece w lots of modern living space. This contemporary home features an open spiral staircase beside a unique wall of windows promoting 270 degree views of the river valley. The Top notch primary bedroom has 6 piece ensuite, many built ins wardrobe area, adjacent hobby flex privacy room retreat all have an outstanding view of the river valley. This home has an easy maintain modern gourmet kitchen, 4 washrooms, 4 bedrooms plus flex space, very open main floor plan with formal areas.

Listing Presented By:



Originally Listed by:  
Coldwell Banker Mountain Central

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