



## Edmonton Alberta

\$492,600

Built by Sterling Homes, this well-designed duplex blends comfort, style, and functionality for modern living. A spacious foyer leads past a convenient 1/2 bath into the open-concept great room, kitchen, and dining area. The kitchen features quartz countertops, a central island with a flush eating ledge, a Silgranit undermount sink, pendant lighting, an over-the-range microwave, soft-close cabinets, a full-height tiled backsplash, and a pantry tucked beside the staircase for extra storage. The main floor offers 9-ft ceilings, luxury vinyl plank flooring, and a double attached garage with a floor drain. Large rear windows and a sliding patio door fill the space with natural light. Upstairs includes a primary suite with a walk-in closet and a 4-piece ensuite, plus two bedrooms, a 3-piece bath, and a convenient upper laundry. (id:6769)

Living room Measurements not available

Dining room Measurements not available

Kitchen Measurements not available

Primary Bedroom Measurements not available

Bedroom 2 Measurements not available

Bedroom 3 Measurements not available

Listing Presented By:



Originally Listed by:  
Exp Realty

<http://www.davidlam.exprealty.com/>

**RE/MAX Elite**

**RE/MAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:  
[broker@eliterealestate.ca](mailto:broker@eliterealestate.ca)

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.