



## Edmonton Alberta

\$1,199,000

Canmore in Capilano! Nestled across from a beautiful PARK, this one-of-a-kind RUSTIC retreat feels like a mountain-inspired escape in the heart of the city. Designed for entertaining and growing families, this SOLIDLY BUILT home offers 3+2 beds, 3 baths, VAULTED CEILINGS, BAMBOO hardwood and SLATE flooring, kitchen with LG ISLAND, DISTRESSED MAPLE cabinetry and GRANITE COUNTERS, HAND-CRAFTED pine and willow spindles, and incredible character throughout. The ENTIRE UPPER LEVEL is dedicated to the PRIMARY suite featuring a 5-PC ENSUITE with JETTED tub, separate MAKEUP AREA, lg closet, OFFICE SPACE, and BALCONY with park VIEWS. The finished basement includes 2 beds, den/flex room, large REC room w WET BAR, and 3-pc bath. Step outside to the beautiful deck with PERGOLA overlooking the private yard with pool, hot tub, and WATER FEATURE...the ultimate setup for summer parties. Enjoy the OVERSIZED DBL garage complete with LOFT and 2-PC BATH! A truly special property with far TOO MANY FEATURES to mention! (id:6769)

Den 4.36 m X 3.51 m

Bedroom 4 4.1 m X 3.56 m

Bedroom 5 3.77 m X 3.66 m

Recreation room 6.99 m X 5.8 m

Utility room 4.22 m X 2.71 m

Living room 6.77 m X 4.91 m

Dining room 4.52 m X 2.34 m

Kitchen 5.63 m X 3.11 m

Bedroom 2 4.1 m X 3.31 m

Bedroom 3 3.92 m X 3.47 m

Laundry room 3.45 m X 1.78 m

Mud room 2.65 m X 1.73 m

Primary Bedroom 7.21 m X 6.15 m

Office 5.02 m X 4 m

Listing Presented By:



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