



## Edmonton Alberta

\$724,900

Welcome to Twin Brooks! This extensively renovated 4-level split offers over 2,900 sqft of living space with a functional layout perfect for families and entertaining. The open concept main floor features a beautifully updated chef's kitchen, glass railings and spacious living areas filled with natural light. Upstairs offers 3 bedrooms and 2 full baths, while the lower levels provide additional living space, a fourth bedroom and third full bathroom. Step outside to your private backyard oasis complete with a composite deck and hot tub. Major upgrades include the majority of windows replaced with triple pane, metal capped exterior windows, furnace + A/C (2021), shingles (2020), HWT (2020) and a double attached garage. Located in the highly sought after community of Twin Brooks close to parks, schools, walking trails and amenities. (id:6769)

Bedroom 5 4.73 m X 5.94 m

Recreation room 5.12 m X 4.45 m

Utility room 2.17 m X 4.16 m

Utility room 0.7 m X 1.46 m

Family room 5.5 m X 3.92 m

Bedroom 2 3.49 m X 2.92 m

Laundry room 2.1 m X 3.1 m

Living room 3.37 m X 4.63 m

Dining room 3.88 m X 3.02 m

Kitchen 5.59 m X 6.86 m

Primary Bedroom 3.79 m X 4.61 m

Bedroom 3 2.83 m X 3.89 m

Bedroom 4 2.86 m X 3.9 m

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

**REMAX Elite**  
*the place to be*

**REMAX ELITE**

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

Phone: 780-406-4000

Fax:

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.