



## Edmonton Alberta

\$700,000

Welcome to Cameron Heights—one of Edmonton's most desirable ravine communities. This well-maintained two-storey home partially backs onto Wedgewood Ravine and features a west-facing, landscaped yard with a composite two-tiered deck—ideal for enjoying quiet evenings and natural views. The interior of the home offers a fresh coat of professional paint, newer modern appliances, an updated primary shower, and a thoughtful layout with hardwood floors, oversized windows, and a bright, open-concept main floor. Upstairs features three bedrooms, a five-piece ensuite, walk-in closet, and a spacious bonus room. The fully finished basement adds a fourth bedroom, full bath, a cozy den ideal for an exercise space or office, and plenty of storage. Additional features include A/C and a heated double garage with a Reznor heater. Located steps from scenic trails, local amenities—including Malina's Coffee Shop—and with quick access to schools and the Anthony Henday, this home offers both comfort and connection to nature. (id:6769)

Bedroom 4 9'11 x 11'4

Living room 13'5 x 15'6ft

Dining room 11'1 x 11'9

Kitchen 11'1 x 14'8

Primary Bedroom 13'11 x 12'6

Bedroom 2 10'8 x 10'2

Bedroom 3 10'8 x 9'8

Bonus Room 13'11 x 15'2

Listing Presented By:



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