



## Edmonton Alberta

\$609,000

Over 3380 sq ft large family home with a total of 6 bedrooms, 5 full bath & 3 fireplaces. Sunny living room with vaulted ceiling, 2 skylites, electric fireplace & hardwood floor. Cozy family room with wood burning fireplace , wet bar & patio door to sunroom with air conditioning. Huge kitchen with lots of cabinets & eating area. Formal dining room with built in cabinets . Main floor den with separate stairway leading to the office & den on the upper floor. Main floor complete with 3 pcs bath. Upstairs features 4 bedrooms, 2 full bath and washer & dryer. Primary bedroom with 4 pcs ensuite. Basement has 9'H ceiling, 2 bedrooms, 2 full bath, family room, recreation room, utilities rooms, cold room & work shop. Other outstanding features including granite countertops, newer water boiler heating system, 2 hot water tanks, newer shingles, 2 exterior BBQ set, oversized & heated garage, concrete patio and extra parking stalls at rear. Great location . Close to schools, bus , shops & 97th St. Excellent value (id:6769)

Bedroom 5 3.4 m X 3.62 m  
 Bedroom 6 3.04 m X 4.06 m  
 Recreation room 6.87 m X 8.19 m  
 Living room 3.47 m X 6.69 m  
 Dining room 3.4 m X 4.27 m  
 Kitchen 4.61 m X 7.15 m  
 Family room 5.14 m X 5.79 m

Den 4.29 m X 2.89 m  
 Primary Bedroom 3.61 m X 6.45 m  
 Bedroom 2 3.49 m X 4.65 m  
 Bedroom 3 3.53 m X 3.48 m  
 Bedroom 4 3.54 m X 3 m  
 Office 4.03 m X 3.49 m

Listing Presented By:



Originally Listed by:  
 RE/MAX Elite

<http://www.stephenyip.com/>

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