



## Edmonton Alberta

\$739,900

Stunning ART Custom Home backing onto the ravine! 2200 square feet with exquisite finishings, and a well-designed floor plan. Main floor features vinyl plank flooring throughout, a spacious den that is perfect for your home office, open-railing staircase, and outstanding kitchen with large centre island, stainless steel appliances, walkthrough pantry and plenty of cupboard/countertop space. There is also a beautiful open to above living room with a cozy gas fireplace and dining room with patio doors to the fully landscaped and fenced South-facing backyard. The home backs directly onto a walking trail and a ravine for amazing views and privacy. Upstairs features 3 bedrooms including the primary with vaulted ceilings, a gorgeous 5 piece ensuite, and walk-in closet. There is also a bonus room with vaulted ceilings, and a convenient upper-floor laundry room. The garage is a double plus a tandem section to make it large enough for a few toys, and it's heated! Located minutes to the airport, and all amenities. (id:6769)

Living room 4.88 m X 3.94 m

Dining room 3.64 m X 2.67 m

Kitchen 3.73 m X 3.65 m

Den 3.36 m X 2.74 m

Primary Bedroom 5.17 m X 3.63 m

Bedroom 2 3.35 m X 3.18 m

Bedroom 3 3.04 m X 2.97 m

Bonus Room 4.27 m X 3.95 m

Listing Presented By:



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