



## 17035 71 Street Edmonton AB

\$799,900

Discover your dream home in the vibrant Shonsee neighborhood of Edmonton! This impressive detached residence features 5 bedrooms plus an additional bedroom in the fully finished, LEGAL MODERN BASEMENT SUITE. With approximately 3,700 sq. ft of total living space, including about 2700 sq. ft on the main and upper levels, the home boasts elegant hardwood floors, a modern kitchen with high-end appliances including a countertop gas stove & granite countertops, a gas fireplace & A FULL BED AND BATH ON THE MAIN FLOOR. The upper level offers a bonus room and a private balcony, while the basement features an electric fireplace. Additional features include a triple car garage with door openers, a 4 car driveway, and a practical shed in the backyard. Located just two minutes from the Anthony Henday, and near a bus stop so this house ensures easy commuting. Enjoy nearby lakes and excellent schools. Don't miss out on one of Edmonton's most desired neighborhoods

Listing Presented By:



Originally Listed by:  
Royal LePage Noralta Real Estate  
tristantharson@royallepage.ca

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000  
Fax:  
executive@eliterealestate.ca