



## Edmonton Alberta

\$575,000

This fantastic family-friendly home with a SEPARATE REAR ENTRANCE in Crystallina Near West is a must-see! As you enter, you're greeted by a lovely foyer that flows into an open-concept living area featuring 9' ceilings and premium vinyl flooring. The kitchen is highly upgraded, boasting ceiling-height cabinets and a spacious walk-in pantry. The large great room, dropped and complete with a cozy fireplace, offers a perfect space for gatherings. Upstairs, you'll find an enormous BONUS ROOM and a conveniently located laundry area. The primary bedroom is generously sized and positioned at the back of the house for added privacy, complete with a walk-in closet and a luxurious 5-piece ensuite. Two additional bedrooms share a well-appointed 4-piece bathroom. The basement is a blank canvas, ready for your personal touch, and features a rear separate entrance for added convenience. Located close to schools, shopping, and the Henday. (id:6769)

Living room 20'11 x 22'7

Dining room 9'10 x 7'4

Kitchen Measurements not available x 10 m

Primary Bedroom 12 m X 12 m

Bedroom 2 Measurements not available x 10 m

Bedroom 3 10 m x Measurements not available

Bonus Room 10 m x Measurements not available

Laundry room 6'6 x 6'6

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

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

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

[executive@eliterealestate.ca](mailto:executive@eliterealestate.ca)