



2308 113 Street Edmonton AB

\$549,900

Immaculate, well-maintained, and air-conditioned bungalow located in prestigious Blue Quill. This home features 3 bedrooms and 3 baths, boasting R14 insulated walls and an R40 insulated attic for superior energy efficiency. The property also includes extra-large driveways and handicap access from the backyard. The main floor showcases a heated sunroom with a skylight, creating a bright and inviting space for relaxation. The kitchen is equipped with stainless steel appliances and rich wood cabinetry, while triple-glazed windows throughout with lifetime warranty. The primary bedroom includes its own private 3-piece ensuite bath for added luxury. The fully finished basement expands the living space and versatility, offering an additional bedroom, a full bathroom with a sauna, a wet bar recreation room, a den, an office, and a large storage space. The property is conveniently located near schools, shopping, and public transportation, within walking distance to Century Park LRT.

Listing Presented By:



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