



## Edmonton Alberta

\$670,000

Welcome home! It does not get any better than this. BACKING onto an acreage with an abundance of TREES, you can enjoy the ultimate privacy not commonly found. This 2,430 SqFt 2-Storey is immaculate & is the perfect home for any family. 4 Bedrms; 2.5 Bath. The 9' Main floor is easy to envision entertaining your family & friends starting with the gorgeous Kitchen that offers plenty of high-quality cabinets & Granite counterspace; a large, eat-up island & walk-through pantry. The spacious Living Rm has a Gas fireplace (newer marble surround) & the open Dining Rm can double as a Flex Rm to suit your needs. The Breakfast Nook leads you out to the MASSIVE Maintenance-free Composite deck & gazebo. Laundry & a 1/2 bath round out this floor. The Upper floor has FOUR Bedrms & a cozy Bonus Rm w. large windows. The Primary Bedrm features a 5-Piece Ensuite (2 sinks; shower; tub) & a W/I closet. UPGRADES incl: A/C (2018); Laminate Plank flooring (2024). Close to everything you need: trails; shopping; school. WOW! (id:6769)

Living room 4.74 m X 4.57 m

Dining room 3.21 m X 3.81 m

Kitchen 4.97 m X 4.52 m

Breakfast 4.31 m X 2.39 m

Primary Bedroom 4.57 m X 4.87 m

Bedroom 2 3.71 m X 3.39 m

Bedroom 3 3.12 m X 3.83 m

Bonus Room 5.28 m X 5.85 m

Listing Presented By:



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