



## Edmonton Alberta

\$484,900

Discover this spacious AIR CONDITIONED 4 level split, at the end of a cul de sac, on a HUGE PIE SHAPED LOT with loads of room for the kids to play. The PRIVATE BACK YARD has mature trees and a covered patio. This home has charming curb appeal with newer eavestroughs. The entrance opens to the formal living room with a SOARING VAULTED CEILING. The dining room is large, perfect for entertaining and opens into the kitchen. The kitchen is flooded in natural light from a large skylight, features oak cabinetry and a pantry. The upper level has a RENOVATED four piece bathroom, three large bedrooms and a two piece en suite. The primary bedroom boasts a walk in closet. The third level has a family room with a WOOD BURNING FIREPLACE, fourth bedroom and a two piece bathroom. The basement level is partially finished with a storage room, open workout room, laundry/mechanical room and a workshop. NEW SHINGLES (2025). A double attached garage (19'7 x 21'9) completes this home! (id:6769)

Den 3.49 m X 3.02 m

Recreation room 5.07 m X 4.2 m

Family room 4.67 m X 5.18 m

Bedroom 4 2.69 m X 2.83 m

Living room 5.01 m X 4.56 m

Dining room 2.78 m X 4.19 m

Kitchen 3.85 m X 3.46 m

Primary Bedroom 4.12 m X 4.03 m

Bedroom 2 2.93 m X 3.5 m

Bedroom 3 2.74 m X 2.46 m

Listing Presented By:



Originally Listed by:  
Exp Realty

<http://www.matthewbarryrealtygroup.ca/>

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

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