



## Edmonton Alberta

\$389,000

Welcome to this fantastic 3 bedroom, 2.5 bath home in the family friendly neighbourhood of Edgemont! This functional layout is open and bright, with main floor laundry, 1/2 bath and an additional den on the ground level for an at-home office or gaming space. The open concept kitchen features quartz countertops, HUGE island and SS appliances. The spacious dining area allows for family dinners, flowing into the living room with built in shelving and a beautiful FP with stone surround. The south facing windows allow light to flood in over the large balcony with Duradek covering. Upstairs is two additional bedrooms with 4 piece bathroom and a large primary with walk in closet and spacious 3-pc ensuite that features additional shelving. With AC, triple pane windows and a double attached garage this home truly has it all. Walking distance to trails, transit, parks and shopping make the location ideal. A must see! (id:6769)

Den 2.5 m X 3.25 m

Living room 4.01 m X 3.58 m

Dining room 2.72 m X 3.64 m

Kitchen 3.17 m X 3.64 m

Primary Bedroom 4.63 m X 3.37 m

Bedroom 2 4.04 m X 2.97 m

Bedroom 3 3.74 m X 2.77 m

Laundry room 1.67 m X 2.07 m

Listing Presented By:



Originally Listed by:  
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