



## Edmonton Alberta

\$768,000

Home Sweet Home! Welcome to this classic Ace Lange built family home in the highly sought after neighbourhood of Ramsay Heights! Lovingly maintained by the current owner for the past 33 years. Main floor boasts an inviting foyer. Spacious living room with large bow windows. Cozy family room has brick featured fireplace & built-in shelvings, patio door onto the patio. A sun-lit formal dining room with double french door & bay window overlooking the huge private fenced yard. Kitchen has ample cabinets & garden window over the sink. Bright and cheery eating nook with another bay window. Conveniently located laundry room with window that is adjacent to the mud room, a full bath and side door. Upper level features an enormous master bedroom with a jacuzzi ensuite. Three more spacious bedrooms at the back (2 w/double closets) & a main bath. Lower level is nicely finished w/ an entertaining size rec room, beautiful wet bar & a washroom (R/I for shower). Close to all amenities w/easy access onto the Whitemud. (id:6769)

Recreation room Measurements not available

Living room 5.31 m X 4.08 m

Dining room 4.1 m X 3.66 m

Kitchen 2.97 m X 3.56 m

Family room 4.65 m X 4.55 m

Primary Bedroom 8.6 m X 4.75 m

Bedroom 2 3.47 m X 4.72 m

Bedroom 3 3.62 m X 3.5 m

Bedroom 4 3.95 m X 3.51 m

Listing Presented By:



Originally Listed by:  
MaxWell Polaris

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



**REMAX ELITE**

8104 160 Ave NW, Edmonton, AB,  
T5Z 3J8

Phone: 780-406-4000

Fax:

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

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.