



## Edmonton Alberta

\$850,000

Welcome to the Orchards! One of Edmonton's most vibrant and family friendly communities! This CUSTOM built Homes by Avi property is a perfect blend of modern elegance and practical living. With 5 bedrooms, 3.1 baths, TRIPLE ATTACHED/heated garage, SEPARATE ENTRANCE to a LEGAL basement suite, this home has it ALL! The main floor has a stunning kitchen with quartz counter tops, large kitchen island with TONS of storage, beautiful stainless steel appliances, gas fireplace and TONS of natural light. Upstairs you will find the primary bedroom with gorgeous 5 pc ensuite, WIC, laundry room, 3 beds, 4 pc bath and SPACIOUS bonus room perfect for entertaining! Downstairs you have the 2nd kitchen, living room, bedroom & a 4 pc bath with SEPARATE LAUNDRY. Other features this home has are CENTRAL AC, an indoor/outdoor SPEAKER SYSTEM, WEST facing backyard & CORNER LOT. Located close to schools, parks, shopping and public transportation. You do not want to miss out on the opportunity to call this place your new home!! (id:6769)

Bedroom 5 3.7 m X 2.9 m  
Second Kitchen 4.27 m X 4.41 m  
Recreation room 5.84 m X 6.95 m  
Living room 4.27 m X 4.72 m  
Dining room 4.53 m X 2.89 m  
Kitchen 4.5 m X 4.62 m  
Mud room 2.99 m X 3.49 m

Office 3.39 m X 2.96 m  
Family room 8.08 m X 4.17 m  
Primary Bedroom 4.52 m X 3.86 m  
Bedroom 2 4.37 m X 3.4 m  
Bedroom 3 3.5 m X 4.32 m  
Bedroom 4 4.45 m X 3.48 m  
Laundry room 3.27 m X 1.54 m

Listing Presented By:



Originally Listed by:  
Rimrock Real Estate

**RE/MAX ELITE**

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