



# Edmonton Alberta

\$494,900

Welcome to the PERFECT FAMILY HOME in the heart of Menisa, offering exceptional space, comfort, & upgrades throughout. With 1,488sqft on the main floor plus another 1,100+sqft in the basement, this bright & open layout has plenty of room for everyone! Enjoy 4 bedrooms (3up & 1down), a beautifully renovated 3pc ensuite (2020), & a lovely 4-season room off the kitchen--perfect for year-round enjoyment. Major updates include new roof & skylights (2024), water softener (2024), new hot water tank (2026), furnace (2010), windows (2004), & spray-foamed exterior main-floor walls (2020), & AC for comfort & added efficiency. Your basement offers plenty of space with a 4th bedroom, full bath, living space, along with storage & workshop. Outside relax in your beautiful yard, with apple tree, ideal for entertaining, complete with a natural gas BBQ hookup, & new sidewalk & pad (2025). An oversized HEATED double garage completes this well-cared-for home in a fantastic family-friendly neighbourhood. WELCOME HOME!!!! (id:6769)

Bedroom 4 3.31m x 4.39m	Dining room 2.84m x 3.35m
Bonus Room 3.88m x 8.37m	Kitchen 4.25m x 4.48m
Workshop 3.91m x 3.03m	Primary Bedroom 4.10m x 3.57m
Laundry room 2.66m x 5.20m	Bedroom 2 4.11m x 2.77m
Other 2.37m x 2.59m	Bedroom 3 3.06m x 2.62m
Utility room 1.66m x 5.16m	Sunroom 5.27m x 3.52m
Living room 5.11 m x Measurements not available	Other 1.28m x 3.76m

Listing Presented By:



Originally Listed by:  
RE/MAX Professionals

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

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