



## Edmonton Alberta

\$519,000

Located in the quiet neighbourhood of Lymburn, this 2000 sqft two-storey home offers a west-facing backyard, double attached garage, and four bedrooms upstairs. The bright main floor features a renovated kitchen with granite counters, stainless steel appliances, and vinyl plank flooring. The sunken family room includes a stacked-stone wood-burning fireplace and wet bar, plus convenient half bath and laundry on the Main floor. Upstairs, the spacious primary suite has a 3-piece ensuite, while three additional bedrooms share an updated 4-piece bath. Close to schools, parks, shopping, and commuter routes. (id:6769)

Living room 4.58 m X 4.91 m

Dining room 4.22 m X 2.47 m

Kitchen 4.12 m X 4.46 m

Family room 4.62 m X 5.73 m

Primary Bedroom 4.97 m X 5.03 m

Bedroom 2 3.39 m X 2.76 m

Bedroom 3 3.35 m X 2.93 m

Bedroom 4 4.06 m X 2.93 m

Listing Presented By:



Originally Listed by:  
Initia Real Estate

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:

executive@eliterealestate.ca