



## Edmonton Alberta

\$699,900

Welcome to this beautiful custom built 2 story home situated on a large pie shaped lot backing walking path in desirable Granville! Almost 2100 sq ft of stylish living PLUS fully finished basement awaits your family! The main floor features bright oversized tile & warm hardwood flooring which carries on thru the upstairs as well. You'll love the chef's kitchen w/ high end appliances inc/ GAS stove + gorgeous cabinetry w/ white granite countertops & RARE Infloor heating for cozy feet. Don't miss the walk thru pantry off the spacious mud room! A large bright dining/living space w/ gas fireplace overlooks the lovely professionally landscaped sunny yard. Upstairs is a superb bonus room & primary suite featuring SOAKER TUB & huge walk-in closet + 2 more large bedrooms as well as laundry room! The basement features extra high ceilings, vinyl cork flooring & a wide open family space w/ room for a 4th bedroom & a 4th bathroom w/ DOUBLE jacuzzi tub! You'll LOVE the sunny yard & O/S garage w/ floor drain & hot/cold taps! (id:6769)

Family room Measurements not available

Living room 4.62 m X 3.99 m

Dining room 3.89 m X 3.58 m

Kitchen 3.66 m X 4.03 m

Primary Bedroom 4.06 m X 3.82 m

Bedroom 2 4.31 m X 2.8 m

Bedroom 3 3.61 m X 2.79 m

Bonus Room 4.01 m X 5.68 m

Listing Presented By:



Originally Listed by:  
Blackmore Real Estate

**RE/MAX ELITE**

**RE/MAX Elite**

Phone: 780-406-4000

Fax:  
executive@eliterealestate.ca