



## Edmonton Alberta

\$480,000

NO CONDO FEES! Modern, Spacious and packed with upgrades! This 1992 sq.ft. half duplex is located in the heart of Delton! With 4 spacious bedrooms and 3.5 baths, this beauty blends style, space, and smart upgrades. The bright open-concept main floor features a chef's kitchen with granite counters, soft-close cabinets, and an oversized walk-in pantry, flowing into a sunlit dining and living room. Upstairs offers a cozy primary suite with walk-in closet and ensuite, plus 3 generous bedrooms and a full bath. The finished basement adds a huge family room and extra bath—perfect for guests or game nights! Enjoy comfort year-round with hydronic heated garage slab & driveway (\$10K upgrade!) and spray foam insulation for energy efficiency. Nestled on a quiet street just steps from parks, schools & the community hall—this is the dream home you've been waiting for! (id:6769)

Family room 5.45 m X 4.31 m  
Mud room 2.32 m X 2.08 m  
Living room 4.96 m X 4.12 m  
Dining room 4.28 m X 3.82 m  
Kitchen 4.54 m X 2.93 m

Primary Bedroom 3.94 m X 3.95 m  
Bedroom 2 3.04 m X 2.84 m  
Bedroom 3 3.68 m X 3.02 m  
Bedroom 4 3.56 m X 2.88 m

Listing Presented By:



Originally Listed by:  
RE/MAX Excellence

**RE/MAX ELITE**

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