

## Edmonton Alberta

\$569,000

Welcome to this beautiful 2440sqft, 6 BEDRM, 3.5 BATH 2-storey, ideally located in family-friendly Larkspur. Built by Kimberley Homes, the main level features an inviting front living & dining room, family rm w/ GAS FP, bedrm (currently an office) & generous kitchen w/ GRANITE counters, ample cabinets & large corner PANTRY. A 2pc bath & mudrm w/ access to DBL GARAGE finish this level. Upstairs, you'll LOVE the massive primary retreat, w/ WIC & luxury ensuite, incl JETTED tub! You'll also find 2 large bedrms, convenient laundry & 5 pc main bath!! Basemt offers 2 more bedrms, ea w/ WIC, a 3 pc bath, cold storage & a blank canvas for future rec room. Updates: Roof (2019), Stove (2024), newer H2O tank, Acacia hardwd, Washer (2023). Nestled on a 723sqm lot, in a quiet cul-de-sac, w/ fully landscaped, impeccable backyard, incl deck, garden area & firepit, you're just steps away from Larkspur Park, Velma E. Baker & Thelma Chalifoux schools, public transit, shopping & access to Whitemud Dr & Anthony Henday. (id:6769)

Bedroom 5 3.67 m X 3.04 m

Bedroom 6 3.66 m X 3.38 m

Storage Measurements not available

Living room 5.25 m X 3.91 m

Dining room 3.89 m X 3.08 m

Kitchen 3.25 m X 2.92 m

Family room 5.57 m X 3.86 m

Bedroom 4 3.57 m X 2.74 m

Breakfast 3.75 m X 2.64 m

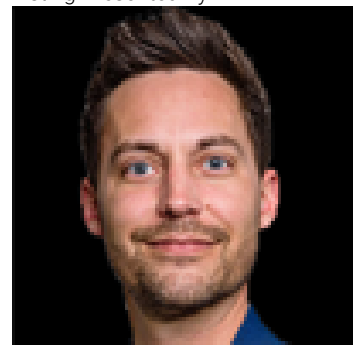
Primary Bedroom 7.17 m X 3.84 m

Bedroom 2 3.96 m X 3.85 m

Bedroom 3 3.85 m X 3.81 m

Laundry room 2.73 m X 1.94 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite



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