



Edmonton Alberta

\$625,000

RARE FIND... 5 BEDROOMS Above Grade, BACKING ONTO A GREENBELT/WALKING TRAIL! Beautiful DOUBLE DOOR ENTRY opens to impressive OPEN TO ABOVE CEILINGS, creating a grand first impression. The main floor features TWO SEPARATE LIVING SPACES, a living room and family room with a cozy gas fireplace, plus a Main Floor BEDROOM and FULL BATHROOM, perfect for extended family or guests. You'll also find a spacious kitchen with pantry and a SEPARATE SIDE ENTRANCE to basement for your future IN-LAW-SUITE. Upstairs offers FOUR BEDROOMS, including a generous PRIMARY BEDROOM with WALK-IN CLOSET and 5PC ENSUITE, plus a 4PC MAIN BATHROOM. An ATTACHED DOUBLE GARAGE completes the package. Enjoy the greenbelt and walking trail right out back. ONLY 5min walk to WAL-MART Groceries, shopping and cafes, along with schools and everyday amenities nearby. FIVE BEDROOMS, TWO LIVING AREAS AND A LOCATION THAT'S HARD TO BEAT. THIS ONE IS NOT TO BE MISSED! (id:6769)

Living room 9'11" x 23'

Kitchen Measurements not available x 14 m

Family room 13'7" x 15'

Bedroom 5 10' x 9'2"

Primary Bedroom 13'7" x 14'

Bedroom 2 Measurements not available x 13 m

Bedroom 3 14'1" x 11'

Bedroom 4 9'11" x 13'

Listing Presented By:



Originally Listed by:
Maxwell Polaris

<http://www.paullamba.com/>

 **REMAX
Excellence**

REMAX Excellence

201, 5607-199 Street, Edmonton,
Alberta,

Phone: 780-984-9399

Fax:

steveleddy@hotmail.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.