



Edmonton Alberta

\$525,000

Modern, Air-Conditioned Home in Desirable Allard! This spacious 3 bedroom + den, 2.5 bathroom home offers nearly 2,000 sq ft of stylish, upgraded living. The open-concept main floor features hardwood flooring, 9-ft ceilings, a mantle & tile-surround gas fireplace, 2 pc powder room, and a chef's kitchen with large island, and stainless steel appliances. Upstairs, you'll find a generous primary suite with a 4 pc ensuite and walk-in closet, a second bedroom, a versatile den (easily used as a 4th bedroom), and another full 4 pc bath. The upper level adds a third bedroom, a bright and spacious bonus room, and access to a balcony. The unfinished basement offers space for future development, including a 4th bedroom, bathroom (roughed in), Rec Room area, and storage. Additional highlights include a double garage with 200 Amp service, and an ideal location just steps to a K-9 school, playgrounds, walking paths, and minutes from shopping and the airport. A fantastic home in a family-friendly neighbourhood. (id:6769)

Utility room 3.37 m X 2.89 m

Living room 4.72 m X 3.57 m

Dining room 4.14 m X 2.86 m

Kitchen 5.05 m X 3.64 m

Family room 3.51 m X 2.43 m

Den 3.51 m X 2.43 m

Primary Bedroom 4.53 m X 4.16 m

Bedroom 2 3.53 m X 3.52 m

Bedroom 3 3.65 m X 2.9 m

Loft 6.46 m X 3.68 m

Listing Presented By:



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