



## Edmonton Alberta

\$739,000

Welcome to prestigious Cameron Heights, known for its breathtaking ravines and direct river valley access. This impeccably maintained two storey home offers 4 bedrooms and 4 bathrooms with professionally completed upgrades and exceptional pride of ownership throughout. The open-concept main floor features a bright great room with expansive triple-pane windows, skylights, and built-in surround sound. The beautifully appointed kitchen offers abundant counter space, a walkthrough pantry, and a sunny breakfast nook, perfect for everyday living and entertaining. Upstairs features generously sized bedrooms with custom closets, while the fully finished basement adds extra living space with in-floor heating in the bathroom and custom-built storage. The heated garage is finished with a sleek epoxy floor. Enjoy the professionally landscaped backyard backing onto green space, complete with a composite deck, fire pit, and shed--your own private outdoor retreat. Shows 10/10 and is truly turnkey. (id:6769)

Bedroom 4 8.6' x 12.6'

Storage 7.1 m x Measurements not available

Utility room 8.19' x 6.6'

Living room 14' x 14'

Dining room 9.1 m X 11.6 m

Kitchen 15.5' x 18.5'

Primary Bedroom 13.5' x 14.2'

Bedroom 2 12.5' x 9.11'

Bedroom 3 12' x 9.11'

Bonus Room 17.4 m x Measurements not available

Listing Presented By:



Originally Listed by:  
MaxWell Challenge Realty

**RE/MAX ELITE**

**RE/MAX Elite Sherwood Park**

#116, 150 Chippewa Rd ,  
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.