



## Edmonton Alberta

\$549,900

Welcome to this beautiful home nestled in the fantastic neighbourhood of Ritchie. It is an ideal choice for families, couples or investors. You'll be greeted by a large entrance that leads to a bright & open layout with huge windows that flood the home with natural light. It seamlessly connects the living room to the dining area & kitchen, creating a perfect flow for everyday living or entertaining. The kitchen features stainless steel appliances, granite counters & ample cabinets & counter space making meal prep a breeze. The upper floor has 3 bedrooms including a large primary with a walk in closet and full ensuite. The basement is finished with a large bedroom, full bath & a family room, providing plenty of room for guests. Outside is a private yard with a deck & a double car garage. Located walking distance to local cafes, restaurants, parks, & Whyte Avenue. Enjoy the perfect blend of tranquility & urban convenience with quick access to downtown & the river valley. (id:6769)

Family room 3.96 m X 8.55 m

Bedroom 4 3.81 m X 3.21 m

Living room 4.61 m X 5.17 m

Dining room 4.14 m X 4.79 m

Kitchen 4.14 m X 5.19 m

Primary Bedroom 3.9 m X 3.97 m

Bedroom 2 4.13 m X 3.58 m

Bedroom 3 3.05 m X 3.3 m

Laundry room Measurements not available

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.jimdhillon.ca/>



**Royal**

**Lepage Parkside Realty**

PO Box 930; 9925 Main St,  
Summerland, BC,

Phone: (250) 462-4888  
[info@joepeters.ca](mailto:info@joepeters.ca)

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.