



## Edmonton Alberta

\$899,800

Highly sought after Cascades of Larch Park, backing ravine & fronting walking trails, ponds & park. Fully finished bungalow, offering approx 3300sf of living space w/3 living areas, 3 bedrooms +2 flex rooms. Gleaming hardwood greets you through an open floorplan & rays of natural light. This executive home features 9' ceilings, wainscoting, built-in speakers, upgraded mechanicals & in mint condition. Sunny west facing den is perfect for a home office/library. Great room highlights a stone surround fireplace & provides direct access to balcony/ravine views. Bright kitchen is equipped w/plenty of storage space, white maple shaker cabinets, S/S upgraded appliances, granite counters & walkthrough pantry. Spacious dining nook can accommodate extended dining. Large primary bedroom w/ample windows, 5pc ensuite & dressing room. Dual seating areas on recreation level, wet bar, gym/flex room, 2 bedrooms, 3pc bath is perfect for extended guest stays. Privately located, surrounded by nature & well maintained complex. (id:6769)

Bedroom 2 4.09 m X 3.43 m

Bedroom 3 3.64 m X 3.3 m

Recreation room 5.4 m X 4.41 m

Games room 4.27 m X 4.51 m

Living room 3.56 m X 4.7 m

Kitchen 3.16 m X 4.64 m

Den 3.72 m X 2.89 m

Primary Bedroom 4 m X 4.64 m

Breakfast 4.5 m X 2.45 m

Listing Presented By:



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