



## Edmonton Alberta

\$769,000

THE FINEST IN MODERN ELEGANCE! This 2-storey JEWEL BACKS ONTO A GREEN PARK - you can't change the location or that TRANQUIL VIEW. The condition of this 3 bedroom PLUS DEN Ambleside beauty is simply PRISTINE - shows as if no-one has ever lived here. 8' DOORS throughout. 9' ceilings on ALL 3 LEVELS. QUARTZ and ENGINEERED HARDWOOD offer perfect touches throughout. WALKTHROUGH pantry. Primary bedroom faces the park and boasts a recessed ceiling, double sinks in the ensuite and an oversized shower. UPSTAIRS laundry. South facing bonus room. Solar panels! Ambleside is designed with families in mind, offering a safe and vibrant environment with ample green spaces and recreational facilities. This community is conveniently located near the Currents of Windermere, a major shopping and entertainment hub. Residents have easy access to restaurants, all services and the Anthony Henday freeway. This special community features quiet cul-de-sacs, wide streets, and interconnected walkways - this is THE PLACE TO LIVE! (id:6769)

Living room 3.96 m X 4.83 m

Dining room 3.63 m X 3.76 m

Kitchen 3.63 m X 4.25 m

Den 3.03 m X 3.04 m

Primary Bedroom 4.23 m X 6.64 m

Bedroom 2 3.03 m X 4.12 m

Bedroom 3 3.12 m X 4.13 m

Bonus Room 6.07 m X 3.63 m

Laundry room 1.6 m X 1.8 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite



**Royal**

**Le Page Noralta Spruce Grove**

#230, 70 Mcleod Ave , Spruce Grove, AB,

Phone: 780-920-0550

Fax:

tyson@royallepage.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.