



## Edmonton Alberta

\$598,800

Huge size & unique layout in Wildrose! Nestled 1 block away from Wild Rose Park, this quiet street offers the perfect family (or multigenerational) home. Main level boasts soaring ceilings in the formal living room & dining room. Kitchen offers ample cabinetry & counter space plus has newer stainless steel appliances. Enjoy a sunny kitchen nook & family room w/ fireplace. MAIN LEVEL PRIMARY BEDROOM plus ensuite, 2 spare bedrooms & shared 4pc bathroom complete this level. PLUS nearly 400SF UPPER LOFT can be used as SECOND PRIMARY BEDROOM w/ ENSUITE or Bonus Room. BASEMENT PARTLY FINISHED w/ framing & has SIDE ENTRANCE & IN-FLOOR HEATING (secondary heating source). Basement boasts 9' ceilings & deep/oversized window wells--SO MUCH LIVING POTENTIAL! Spend summer evenings outdoors w/ a sizeable backyard including lower deck, upper deck & firepit area. Updates/upgrades include: furnace (2022), shingles (2022), newer hot water tanks & oversized heated garage with man door. Close proximity to shopping/transit. (id:6769)

Living room 4.77 m X 3.32 m

Dining room 2.82 m X 2.72 m

Kitchen 4.06 m X 2.92 m

Family room 3.44 m X 4.42 m

Primary Bedroom 3.64 m X 4.15 m

Bedroom 2 3.34 m X 2.98 m

Bedroom 3 3.09 m X 3.61 m

Bedroom 4 4.14 m X 6.22 m

Listing Presented By:



Originally Listed by:  
RE/MAX Elite

<http://www.alangee.com/>



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