



## Edmonton Alberta

\$489,900

Welcome to this charming 2-storey home offering comfort, functionality, and style! The spacious front foyer with open-to-below design creates a bright, airy feel. The main floor features a cozy living room with gas fireplace and a well-planned kitchen with large peninsula island, stainless steel appliances, and Bosch dishwasher—perfect for daily living and entertaining. A dedicated laundry room and powder room complete the main level. Upstairs, the primary bedroom offers a ceiling fan and private ensuite. The fully finished basement adds versatile living space for family or guests. Enjoy the beautifully fenced backyard with gazebo, greenhouse, and mature trees—including lilacs, a Royal Norwegian Maple, and two Siberian Maples. Bonus: newer hot water tank (2020), furnace (2023), Stove (2025) for added peace of mind. Located near The Meadows Rec Centre, schools, and shopping—this home has it all in a fantastic neighbourhood! (id:6769)

Living room 4.08 m X 4.79 m

Kitchen 3.52 m X 3.89 m

Breakfast 3.52 m X 2.35 m

Laundry room 1.56 m X 2.58 m

Mud room 2.87 m X 2.93 m

Primary Bedroom 4.47 m X 5.25 m

Bedroom 2 3.03 m X 3.79 m

Bedroom 3 4.85 m X 3.25 m

Listing Presented By:



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