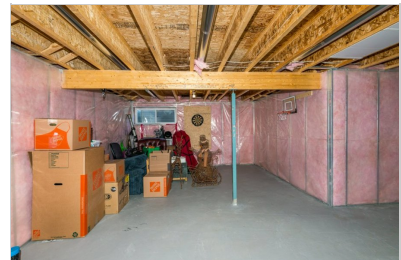


# 8704-217 STREET

EDMONTON, AB T5T | MLS #: E4151185

\$478,000 | 4 BEDS | 4 BATHROOMS | 2300 SQUARE FEET



View Online: <http://www.pfretour.com/85727>

Custom design, reminiscent of a Vancouver style build. This home offers a main floor separate entrance to private quarters w/ full bath for your extended family, long term guests, a student a home business. Extra sound insulation was added for sound proofing. This unique layout is built w/ a busy family in mind. Smart upgrades like air conditioning for those hot nights & triple pane windows complete w/ upgraded window coverings to keep it warm in the winter w/ improved efficiency. The backyard is landscaped & 'decked' out to please... beautiful blooming trees & shrubs, flowers, vegetable beds w/ happy little birds. Enjoy a glass of red on your private covered deck! Rosenthal has a splash park, playground, snow hills & ample walking trails along the serene lakes to enjoy. Walking distance to shopping, dining, schools and the upcoming state of art High school, community rec centre & library complex that will be a model for the city. This home is priced to sell and offers great value for ...



## AGENT INFORMATION

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## ABOUT JENNIFER KENNEDY

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