

## **\$834,800 - 10760 69 Street, Edmonton**

MLS® #E4174273

### **\$834,800**

3 Bedroom, 4.00 Bathroom, 2,033 sqft  
Single Family on 0 Acres

Capilano, Edmonton, AB

Try this one on and you will never take it off. Sitting on a ridge in Capilano, above Gold Bar Park the views of the river and Downtown, you'll never grow tired of it. Some features are the natural light streaming through this home, exceptionally large windows, open concept design, a fully finished walkout basement with a very cool subterranean courtyard that leads to the double garage and this is only the beginning. There are 3 bedrooms upstairs with the master suite that takes in an amazing view and gives the ultimate privacy. Then, take the stairs to the 3rd floor deck which is Breathtaking!. Unique doesn't begin to describe this new home in the well established & notable community of Capilano. This beauty is 10 mins from Highlands & Riverside Golf Courses, 15 min to Downtown and Sherwood Park and only 5 min to Gretzky Drive. Quiet, peaceful & convenient. All the elements are yours.

Built in 2018

### **Essential Information**

MLS® #	E4174273
Price	\$834,800
Bedrooms	3
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	2,033
Acres	0.09
Year Built	2018
Type	Single Family
Sub-Type	Residential Detached Single Family
Style	2 Storey
Status	ACTIVE

### Community Information

Address	10760 69 Street
Area	Edmonton
Subdivision	Capilano
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6A 2T3

### Amenities

Features	Ceiling 9 ft., Closet Organizers, Deck, No Animal Home, No Smoking Home, Walkout Basement, See Remarks, Vacuum System-Roughed-In, Infill Property
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior	Carpet, Ceramic Tile, Hardwood
Interior Features	Dishwasher-Built-In, Dryer, Oven-Microwave, Refrigerator, Stove-Electric, Washer
Heating	Forced Air-1
Has Basement	Yes
Basement	Full, Fully Finished, Walkout
Fireplace	Yes
Fireplaces	Gas, Wall Mount
# of Stories	3

### Exterior

Exterior	Metal, Stucco
Exterior Features	Back Lane, Golf Nearby, Hillside, Not Fenced, Not Landscaped, Public

Swimming Pool, River View, Schools, View Downtown, See Remarks

Roof	Asphalt Shingles
Construction	Wood Frame
Foundation	Concrete

### **School Information**

Elementary	Capilano
Middle	Hardisty
High	McNally

Listing information last updated on January 28th, 2020 at 6:46am MST