



**BEDROCK**  
HOMES

# MIA K

1584 SQ FT  
5358 Lark Landing



## KINGLET SHOWHOME

5708 Lark Point NW, Edmonton  
825-512-1050  
kinglet@bedrockhomes.ca

Job # KNG-035296  
Lot 32, Block 5, Plan 222-0235

## DETAILS

- Check out this beautiful single family home featuring 1584 sq ft of living space. 3 bedrooms, 2.5 bathrooms, second floor laundry, stunning ensuite and more!
- The primary bedroom is your own personal oasis. Conveniently located off the front of the home separate from the other bedrooms. The ensuite is complete with 2 sinks as well as TWO walk in closets!
- We've added 41" cabinets to this well drafted kitchen made with the home entertainer in mind!
- No appliance shopping needed! Bedrock sets you up with all the appliances you need including front load washer and dryer.
- We gave your home that open airy feeling by adding spindle railing to the main and 2nd floor.
- The side entrance is added so you can finish the basement off either for your family or for added income!
- After dinner cuddle up on the sofa in front of your Electric Linear Fireplace with changeable flame colours for every mood.
- HRV providing a continuous air flow throughout entire home to not only exhaust stale, humid air and odours from home but also reduce condensation, mold, mildew, etc.
- Triple pane low E argon filled energy star rated windows; contributing to cost and energy efficiency
- Smart Home equipped with EcoBee thermostat, video doorbell, smart door lock and more!
- South West facing yard perfect for summer BBQ's, gardens and patio parties!
- Situated steps away from a pond with walking trails - perfect for evening walks!

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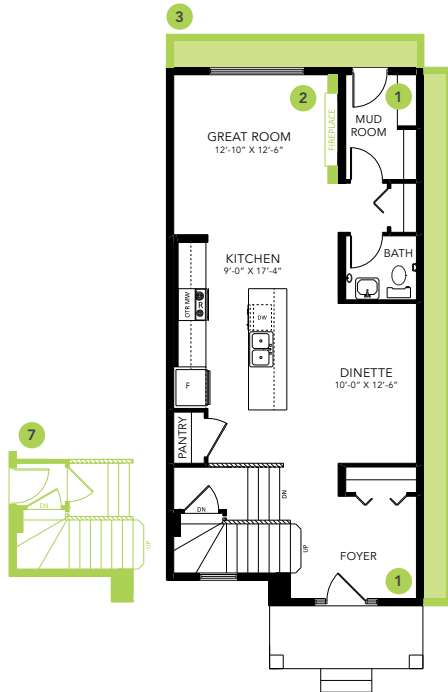
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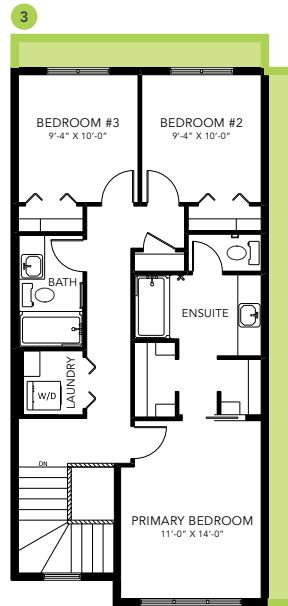
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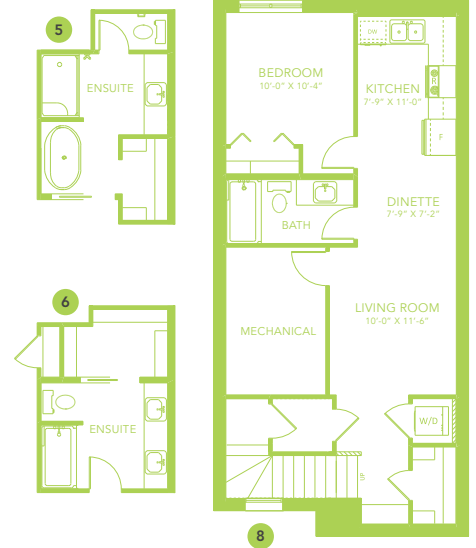
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**Main Floor**  
824 SQ FT



**Second Floor**  
760 SQ FT



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