

# The Elwood (Aspen)

1555 SQ FT

7806 – 174 Avenue NW



- Beautiful 3 bedroom, 2 ½ bath duplex with double attached garage
- Located on huge pie lot with extended driveway
- Welcome curb appeal with the use of multiple texture, color and stone accents
- Durable laminate floors throughout the main floor
- Tile floors in the second floor baths, and mud room
- 4 surface mount led pot lights and 3 hanging pendant light fixtures in kitchen
- Stunning quartz countertops w/ backsplash finish and undermount sink in kitchen
- Spacious island with plenty of room for eating, cooking and socializing
- Pot and pan drawers and large 36” cabinet pantry offer plenty of storage in the kitchen
- Main floor den with beautiful French doors
- Main and second floor railing w/metal spindles
- Master bedroom has spacious walk-in closet
- Large second and third bedrooms
- 96% hi-efficient furnace and 40 gallon power vent hot water tank
- Fully ducted active HRV – heat recovery ventilation system
- Massive triple pane windows
- Basement roughed-in for future 3pc bathroom
- Garage door opener with 2 remotes
- Fully covered by the Alberta New Home Warranty Program

## Schonsee Showhome

5525 Schonsee Drive NW, Edmonton, AB.

P. 780.457.1956

dhirsch@bedrockhomes.ca

Job # SCH-0-034334 Lot 56, Block 4, Plan 152 5206

## Notes:

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VISIT US AT ANY OF OUR SHOWHOMES!

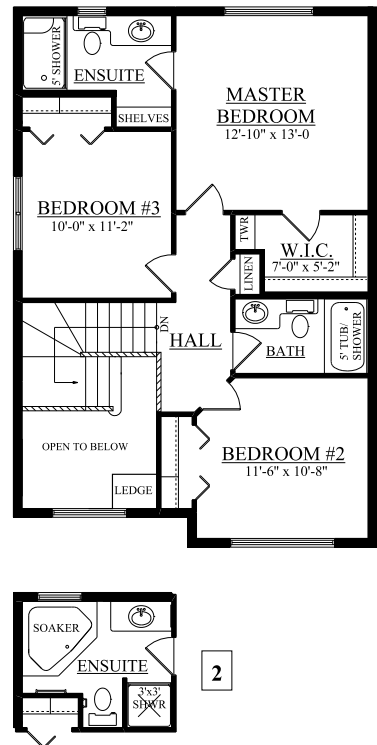
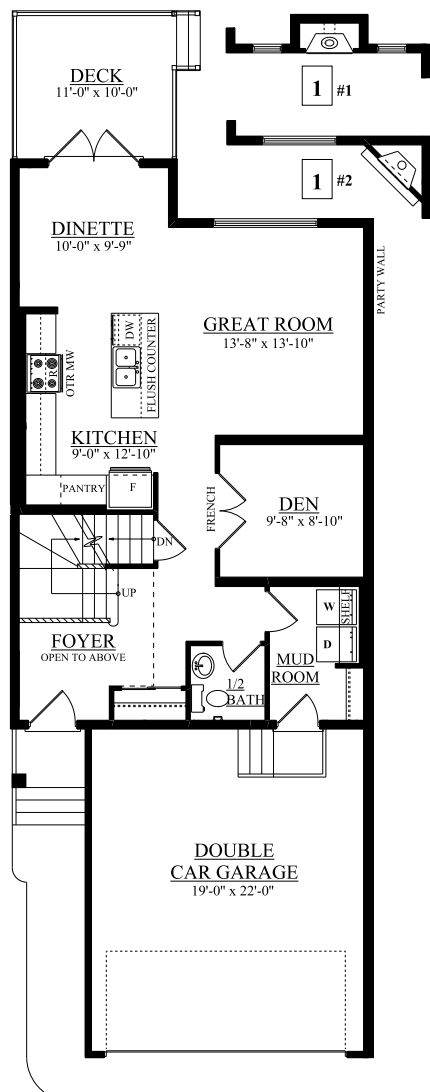
Monday - Thursday 3-8pm, Weekends & Holidays 12-5PM



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