

# The Oakley (Gibson)

1574 SQ FT

2335 Wonnacott Crescent SW



- 3 bedroom, 2.5 bath, attached double car garage duplex
- Laminate floor in foyer, ½ bath, kitchen, dinette and great room
- Tile floor in mudroom, laundry room and second floor bathrooms
- Quartz countertops in kitchen with undermount sink
- 36” upper cabinets w/ walk thru pantry in kitchen
- Beautiful tile backsplash in kitchen
- LED pot and pendent lights in kitchen
- Pot and pan drawer
- Paint grade railing with straight metal spindles on main floor
- Kitchen has Samsung stainless steel appliance package w/ white front load washer and dryer
- Second floor laundry
- Hunter Douglas 1” aluminum blind package, with dustshield treatment
- Motion sensor light in walk-thru pantry
- Superior Silence shared wall system – no shared studs or floor joists
- Garage foundation poured full depth as basement
- Triple pane low E argon filled Energy Star rated windows
- Heat recovery ventilator, high efficiency furnace and hot water tank
- Premium siding color selection
- Front and rear landscaping
- 11’ x 10’ pressure treated wood deck with natural gas line for BBQ
- West facing backyard w/ lane access

## Walker Lakes Aurora Showhome

2021 & 2023 Wonnacott Way SW, Edmonton

780.232.6084

[cbeuerlein@bedrockhomes.ca](mailto:cbeuerlein@bedrockhomes.ca)

Job # WLK-0-034079 Lot 23, Block 22, Plan 162 4309

Notes:

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



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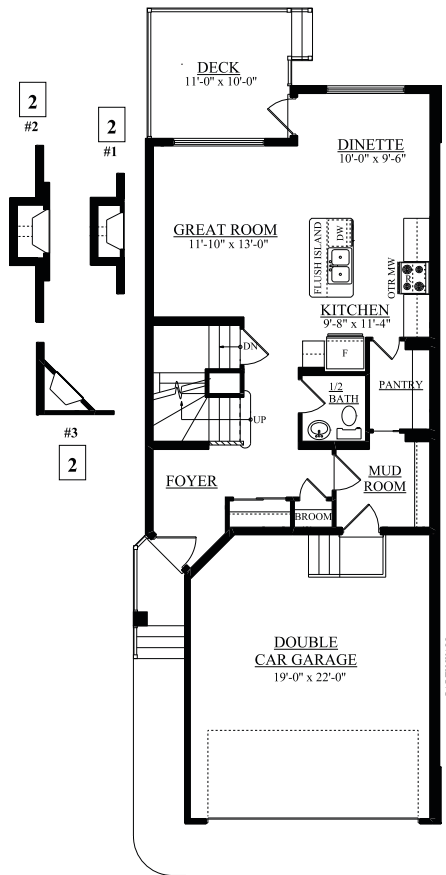
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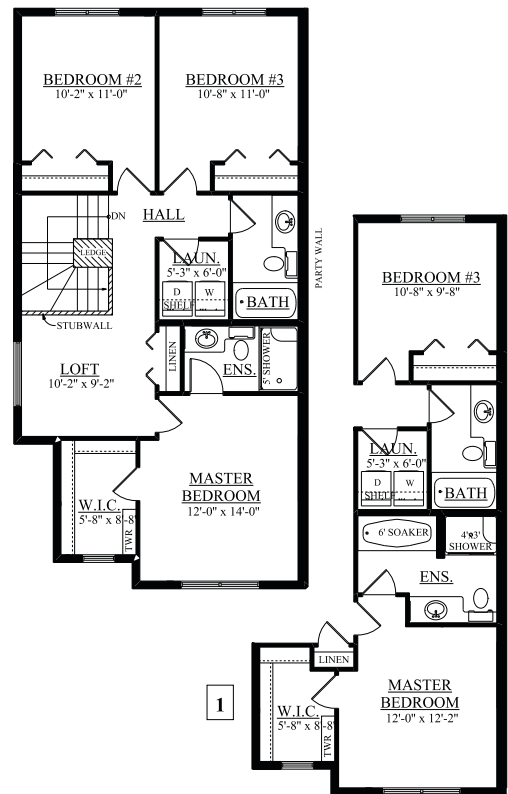
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Main Floor  
715 sqft



Second Floor  
859 sqft

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