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**MLS®-A1038787 - 2511 Morris Crescent SE - \$489,000**



**Province**  
 Alberta

**Price**  
 \$489,000

TERRIFIC LOCATION in the family friendly community of Meadowbrook within walking distance to Elementary, Middle and High Schools. The home is situated on a massive lot (9500 SQFT) which backs onto greenspace with access to walking/cycling pathway system. This immaculate 3+1 bedroom property has much to offer such as beautiful slate flooring at entrance and kitchen matched with wide plank Brazilian Harwood throughout main level. Your kitchen is outfitted with new Black Stainless Steel Appliances. Master



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retreat includes walk- in closet and en-suite with marble top double vanity. Two more bedrooms and main bathroom complete this level. Head down to the fully finished walk-up basement to find an area featuring a cozy family room with gas fireplace, wet bar, pool table, 3 piece bathroom, oversized laundry room with tons of cabinets and the 4th bedroom. From here access the amazing yard fully landscaped showcasing loads of mature trees including cherry and apple all maintained by underground sprinklers. You will enjoy the large stamped concrete patio, brick firepit, 10x12 Greenhouse, 10x10 Stucco Shed which both have power to them. Shingles, soffits, eavestrough ,fascia, exterior stucco paint approximately 3 years old. GARAGE is oversized plus wired with 220V and HEATED property also provides Air-Conditioning and invisible dog fence around full perimeter. This home truly has it all and awaits a new family to enjoy it please take a virtual tour you will not be disappointed!



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