

5512 43 Street
Valleyview, Alberta

MLS # A2206330



\$549,900

Division:	NONE		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,450 sq.ft.	Age:	2023 (2 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.16 Acre		
Lot Feat:	Corner Lot, Front Yard		
Heating:	High Efficiency	Water:	-
Floors:	Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete	Zoning:	RR
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island		
Inclusions:	N/A		

Welcome to your dream home in Valleyview backing onto school yard and paved trails in an upscale executive neighbourhood. This stunning residence boasting over 2,400 sq ft of living space on a spacious, irregularly shaped lot adorned with mature trees, offering the potential for 6+ bedrooms. This property features an oversized heated garage with 10ft double doors and an elaborate deck that surrounds the house, providing a serene view of the unique yard, which is completely private with no rear neighbors and includes a large shed. The home has undergone extensive upgrades, featuring a custom white kitchen with quartz countertops and upgraded appliances, elegant flooring, fresh paint, and a cozy wood fireplace. The main floor also includes a laundry room, an office, and a formal dining space. The expansive primary bedroom is a true retreat, complete with a luxurious 5-piece ensuite and a three-sided gas fireplace, while the upper level boasts hardwood flooring, three additional bedrooms, and a full bath. The fully developed basement offers ample storage, two more generously sized bedrooms, a den, a family room, and an additional bathroom, making this home perfect for families of all sizes. Don’t miss the opportunity to make this exceptional property your own!