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Century 21 Signature Realty
#207, 2920 Calgary Trail NW
Edmonton, Alberta
T6J 2G8



516 MERLIN LANDING Landing, Edmonton, Alberta, T5S 0L9, Canada

MLS®# E4409845



Property Value	\$699,900
Type	Detached Single Family
Style	2 Storey
Basement	Full, Unfinished
Parking	Double Garage Attached
Year Built	2024
Living Area	2,235.90 sq.ft.
Bedrooms	3
Bathrooms	2 full & 1 half

Description

Location, Location, Location! Welcome to this brand new WALKOUT 2236 SQFT Chelsea model backing on to walkway by award winning Blackstone Homes in Hawksridge. Upon entering you will be welcomed by nice foyer leading to a much needed den for work from home days, mudroom with built ins with walk through pantry leading to beautiful kitchen with huge island, perfect for entertaining. Great room offers 18' open to below ceiling with linear fireplace finished with tiles/wood & coffered ceiling. The 2nd floor offers 3 big size bedrooms, 2.5 baths, bonus room & laundry room. Huge master bedroom with beautiful spa like ensuite offering double sinks, shower & freestanding tub, huge WIC. Other features - Separate entrance, 9' main & 9' basement ceiling, upgraded shower with 10mm frameless door, MDF shelving throughout, feature walls, upgraded plumbing/flooring/electrical, upgraded quartz throughout, SS appliances, New Home Warranty. Close to Anthony Henday, Yellowhead, school, ravine, lake & park.



