9646 Wedgewood Drive S
Wedgewood, Alberta

MLS # A2254904

$715,000

Division:	Wedgewood
Type:	Residential/House
Style:	Bungalow

Size:	1,439 sq.ft.	**Age:**	1996 (30 yrs old)
Beds:	4	**Baths:**	2 full / 1 half

Garage:	Double Garage Attached
Lot Size:	0.18 Acre
Lot Feat:	No Neighbours Behind

Heating:	Forced Air	**Water:**	Other
Floors:	Carpet, Ceramic Tile	**Sewer:**	Other
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Brick	**Zoning:**	RR-1
Foundation:	Piling(s), Poured Concrete	**Utilities:**	-
Features:	No Smoking Home, Quartz Counters, Soaking Tub		

Inclusions: Blinds, Generator, AC, GDO + Remote, Tv's Mounts, Shed,

This beautifully renovated bungalow truly is the definition of move-in ready, offering four well-appointed bedrooms that are perfect for a family or a flexible work from home setup. You'll enjoy a stunning fully updated kitchen with a seamless flow to the bright, open concept living and dining space, ideal for entertaining. For a private retreat, the spacious primary suite features a luxurious, spa like ensuite designed for ultimate relaxation. The finished walk-out basement provides extensive extra living area and direct access to the yard, expanding your possibilities. Peace of mind comes with the extensive recent updates, including a NEW KITCHEN, ALL NEW BATHROOMS, a NEW ROOF, A/C, NEW FURNACE, and a NEW HOT WATER TANK, ensuring low maintenance for years to come, Nestled in the quiet Wedgewood neighborhood, you'll absolutely love the private treed yard with inground sprinklers and the quick access to local parks, trails, and the golf course.   Don't miss the opportunity to make this exceptional property your own—book your private showing today!