

9507 93 Street
Wembley, Alberta

MLS # A2219442



\$349,900

Division:	NONE		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,034 sq.ft.	Age:	2010 (15 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Concrete Driveway, Garage Door Opener, Garage Faces Front, Heated Garage		
Lot Size:	0.14 Acre		
Lot Feat:	Back Yard, Corner Lot, Cul-De-Sac, Front Yard, Lawn, No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	RS
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Ceiling Fan(s), Closet Organizers, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Storage, Walk-In Closet(s)		
Inclusions:	Shed is up for negotiation		

Immaculate Bi-Level on a Massive Corner Lot in the Heart of Wembley! This meticulously maintained bi-level home is a true gem, perfectly situated on a huge corner lot with only one direct neighbour, offering privacy and space in a quiet, friendly community. The star of the show is the incredible heated detached triple car garage, ideal for hobbyists, mechanics, or anyone needing extra storage and workspace. Step inside and you'll be greeted by rich hardwood floors that guide you through a warm and inviting main floor. The spacious living room flows seamlessly into a generously sized dining area, making it perfect for gatherings and everyday living. The updated kitchen features modern stainless steel appliances, ample counter space, and a functional layout that's ideal for any home cook. The main level boasts three comfortable bedrooms and 1.5 bathrooms, including a primary suite complete with a walk-in closet and a private 2-piece ensuite. The unfinished basement is a blank canvas—ready for your personal touch, whether you envision a rec room, additional bedrooms, or a home gym. Don't miss your chance to own this incredible home in a growing community. With space, style, and standout features, this one won't last long!