



# 11190 harvest hills Gate Calgary Alberta

\$479,000

This townhome is an excellent choice for those seeking the low-maintenance lifestyle of a condo while still enjoying a community atmosphere, thanks to its location directly across from single-family homes. Situated in one of the best spots in the complex, this end-unit condo boasts extra windows and is adjacent to a small green space. Designed with care by the award-winning Cedarglen Living, this property is packed with features and upgrades you'll appreciate, including durable luxury vinyl plank flooring, 9' ceilings, tile flooring where needed, additional kitchen cabinets and bathroom drawers, an upgraded blinds package (including a blackout blind for the patio), and central air conditioning, all with condo fees under \$236 a month. The main living area, located one floor up, welcomes you with an open-concept design. It features a central kitchen with an oversized island and quartz countertops, a stainless steel appliance package, two-tone full-height cabinets, a large dining area with balcony access and a gas BBQ hookup, and a spacious living room with a custom feature wall. On the third level, you'll find the laundry area and dual master suites, each with a 4-piece ensuite bathroom and walk-in closet. The tandem 2-car garage is ideal for accommodating two SUVs, along with additional space for bikes and golf clubs. Pets are welcome in this complex; you can have up to 2 cats, 2 dogs, or one of each (under 35 kg), as well as caged birds and fish in a tank. Conveniently located in Harvest Hills with easy access to Deerfoot Trail, public transit, schools, and various amenities, this townhome is a must-see. Contact your favorite Realtor today to schedule a showing. ( Furnitures for sale as well) (id:6769)

Foyer 7.17 Ft x 4.50 Ft  
Living room 15.17 Ft x 8.08 Ft  
Kitchen 14.00 Ft x 8.00 Ft  
Dining room 12.50 Ft x 10.33 Ft  
2pc Bathroom 5.92 Ft x 4.33 Ft  
Other 9.83 Ft x 6.33 Ft  
Primary Bedroom 13.17 Ft x 11.33 Ft

Other 10.83 Ft x 3.50 Ft  
4pc Bathroom 7.58 Ft x 7.58 Ft  
Primary Bedroom 11.17 Ft x 10.83 Ft  
Other 7.25 Ft x 3.67 Ft  
4pc Bathroom 7.58 Ft x 4.92 Ft  
Laundry room 3.67 Ft x 3.08 Ft

Listing Presented By:



Originally Listed by:  
Skyrock



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca