131 Templehill Drive Calgary Alberta

$329,900

This beautifully located Tuscany Park townhouse offers an abundance of natural light through sliding glass doors in the living area, creating a bright and inviting space. The open concept layout seamlessly flows into the dining room, which connects to the kitchen via a convenient diner window. The kitchen boasts ample pantry storage and generous counter space, making it ideal for family meal prep. Upstairs, the primary bedroom features two closets, and the secondary bedrooms are both spacious. The bathroom is a four-piece, providing comfort and functionality. The partially finished basement includes a living room, perfect for a home gym or can be customized into your dream lower level. As an end unit, this townhouse includes a large private yard with a deck, offering plenty of outdoor space. The assigned parking stall (#506) is conveniently located in front of the unit, with visitor parking and street parking also available. Just steps away, you'll find playgrounds and the Community Association, which offers year-round sports, recreation options, classes, and events for all ages. Area pathways connect to three schools, making it easy to walk the kids to school. Bus stops are within a block, and nearby Temple Crossing provides a variety of shops, services, restaurants, and amenities, including Sunridge Mall. The home is surrounded by greenery, walking trails, bike paths, and a hockey/skating rink, providing ample opportunities for outdoor activities and family fun. (id:6769)

Recreational, Games room 16.70 M x 13.10 M	4pc Bathroom 5.11 M x 7.40 M
Furnace 16.70 M x 14.60 M	Bedroom 8.50 M x 11.00 M
Dining room 11.30 M x 7.10 M	Bedroom 8.70 M x 14.40 M
Kitchen 11.30 M x 7.11 M	Primary Bedroom 10.11 M x 12.40 M
Living room 17.40 M x 13.10 M	

Listing Presented By:

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