



# 153 Woodpark Court Calgary Alberta

\$754,900

HUGE PRICE DROP! Welcome to the Woodlands! This beautiful 4 bedroom home is tucked away in a quiet Cul de sac and sits on a huge pie lot with fenced backyard. Walking from the front porch, you are greeted with an open-to-below entry way that flows into the living room. Then there is the family room that flows into the dining area and a kitchen. Turning the corner you see a den/home office/formal dining. There's a powder room to the left and then a main floor laundry room. Upstairs you find a huge primary room with 4 piece ensuite and a walk in closet. three other good size rooms complete upstairs along with a 4 pce bathroom and a deep linen closet. New LVP floors just installed all through the main and upper floors. The basement is partially developed with potential to get 2 rooms, rec area and full bath. NEWER ROOF (2022), TWO HOT WATER TANKS AND UNDERGROUND SPRINKLERS are some unique features. This home is located in a very mature neighbourhood with vast array of amenities. It is within proximity of Fishcreek park and established bike and walk paths. Can't say enough about this home, you have to come see it for yourself. (id:6769)

Laundry room 5.08 Ft x 8.42 Ft  
2pc Bathroom 2.58 Ft x 6.58 Ft  
Other 5.08 Ft x 6.42 Ft  
Living room 14.42 Ft x 15.42 Ft  
Family room 13.00 Ft x 15.67 Ft  
Dining room 14.42 Ft x 7.83 Ft  
Kitchen 12.50 Ft x 11.83 Ft  
Den 10.83 Ft x 9.50 Ft

Other 15.67 Ft x 10.75 Ft  
4pc Bathroom 12.25 Ft x 5.92 Ft  
Other 6.17 Ft x 5.67 Ft  
Primary Bedroom 18.33 Ft x 11.92 Ft  
Bedroom 12.25 Ft x 9.42 Ft  
Bedroom 9.58 Ft x 12.83 Ft  
4pc Bathroom 7.58 Ft x 4.92 Ft  
Bedroom 8.92 Ft x 12.33 Ft

Listing Presented By:



Originally Listed by:  
REAL ESTATE PROFESSIONALS  
INC.



See

**Mirror**

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

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