



## 168 Edgebrook Park Calgary Alberta

\$750,000

Welcome to this beautifully maintained single-family home in the desirable community of Edgemont, Calgary. This property has been thoughtfully upgraded to provide modern comfort and style. Step inside to discover a bright and inviting living space, highlighted by brand-new carpets upstairs. The spacious kitchen boasts stunning granite countertops, perfect for meal prep and entertaining. You'll also appreciate the sleek stainless steel appliances, offering both functionality and a contemporary aesthetic. This home features triple-pane windows, providing exceptional energy efficiency and noise reduction, ensuring peace and comfort year-round. The well-designed layout includes spacious living and dining areas, ideal for both family gatherings and quiet relaxation. The generous bedrooms and bathrooms offer a restful retreat, while the well-maintained interior and exterior reflect pride of ownership. The basement is fully finished with a large family room, 4th bedroom and 3 piece bathroom perfect for extended family or teenagers. Located in the sought-after Edgemont neighborhood, this property is close to excellent schools, parks, shopping, and public transit, making it perfect for families and professionals alike. Don't miss the opportunity to own this upgraded, move-in-ready home in one of Calgary's most coveted communities. (id:6769)

4pc Bathroom 8.08 Ft x 5.17 Ft

4pc Bathroom 12.67 Ft x 6.33 Ft

Bedroom 12.08 Ft x 10.33 Ft

Bedroom 12.08 Ft x 10.08 Ft

Bonus Room 18.08 Ft x 13.75 Ft

Primary Bedroom 12.00 Ft x 17.42 Ft

3pc Bathroom 7.25 Ft x 6.92 Ft

Bedroom 15.00 Ft x 13.75 Ft

Storage 10.75 Ft x 6.33 Ft

Recreational, Games room 18.58 Ft x 14.67 Ft

2pc Bathroom 4.92 Ft x 5.33 Ft

Dining room 15.75 Ft x 9.08 Ft

Kitchen 11.42 Ft x 19.25 Ft

Living room 133.75 Ft x 13.92 Ft

Listing Presented By:



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<https://www.ericdennis.ca/>



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**Mirror**

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

Phone: 403-969-0267  
[arobinson@cirrealty.ca](mailto:arobinson@cirrealty.ca)