



# 4115 26 Avenue Calgary Alberta

\$749,900

In the vibrant Glendale community, We introduces an impressive property on an expansive corner lot, complete with a double garage. This stunning home boasts meticulously designed landscaping featuring mature trees, a kaleidoscope of perennial colors, a convenient storage shed, a fenced backyard facing southwest, and a private deck perfect for entertaining. Offering three bedrooms and the potential to effortlessly convert back to four (with three on the main floor), this residence is adorned with special touches such as hardwood floors, elegant wooden blinds, a bright living and dining area, and a delightful kitchen equipped with a gas stove, granite countertops, an inviting eating bar, a wine rack, and abundant cupboard space. The sunlit master bedroom includes an ensuite and a private deck, while the main floor bathroom features luxurious in-floor heating. The basement unveils an expansive recreation area ideal for games and media, along with a third bedroom and a three-piece bathroom. Positioned just a brief stroll from schools, parks, and shopping amenities, this home provides over 2,000 square feet of living space, making it an exceptional choice for a family seeking a delightful home with a generous lot. (id:6769)

3pc Bathroom 5.17 Ft x 6.17 Ft

Bedroom 11.58 Ft x 15.00 Ft

Laundry room 5.50 Ft x 7.08 Ft

Recreational, Games room 24.08 Ft x 26.75 Ft

Storage 12.00 Ft x 9.00 Ft

Furnace 12.00 Ft x 6.50 Ft

2pc Bathroom 7.83 Ft x 3.33 Ft

4pc Bathroom 11.92 Ft x 5.00 Ft

Bedroom 9.50 Ft x 19.50 Ft

Kitchen 13.33 Ft x 12.75 Ft

Living room 12.00 Ft x 17.17 Ft

Primary Bedroom 11.92 Ft x 11.92 Ft

Dining room 9.33 Ft x 9.00 Ft

Listing Presented By:



Originally Listed by:  
GRAND REALTY



See

**Mirror**

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

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