



# 4769 Hubalta Road Calgary Alberta

\$375,000

Here's your chance to snag a FABULOUS, 2-storey modern townhouse with over 1500 sq. ft. of pure, fully developed, move-in-ready awesomeness! Step inside and feel the brightness hit you--thanks to that spacious living room featuring a trendy WOOD FAUX FEATURE WALL that'll have all your friends asking, "Is that real wood?" (Just smile and nod). There's also a half bath for your convenience and a large, BRIGHT & OPEN kitchen and dining area perfect for mastering your cooking skills while looking out at your fenced front patio--ideal for BBQs or pretending you're hosting an outdoor cafe. Head upstairs to the second floor, where the master bedroom is located With its big WALK-IN CLOSET, you'll never have to do that seasonal wardrobe swap again! Add in a 4-piece bath and two more bedrooms, and you've got space for everyone to live their best life. Now, let's talk about the basement. It's BRIGHT, COZY, and practically begging you to make it your ultimate chill zone. Complete with a REC/TV room, a snazzy electric wall-mounted fireplace for those cozy vibes, a 4th BEDROOM for when guests drop by (or when you need a nap away from everyone), a HALF BATH, and a laundry room big enough to actually enjoy doing laundry in. (Well, almost.) This BEAUTIFULLY home is packed with goodies: new flooring, fresh paint, baseboards, window coverings, and appliances, fancy soft-close kitchen cabinets (because who wants a loud kitchen?), slick SLIDING closet and bedroom doors, and an electric fireplace to top it all off. And the location? You're close to EVERYTHING: schools, shopping, restaurants, parks--you name it. Seriously, this is the BEST unit in the complex. A must-see! (id:6769)

- Recreational, Games room 12.00 Ft x 8.00 Ft
- Laundry room 8.58 Ft x 5.08 Ft
- Storage 9.00 Ft x 7.00 Ft
- Bedroom 9.25 Ft x 9.08 Ft
- 2pc Bathroom 5.83 Ft x 5.25 Ft
- Kitchen 10.00 Ft x 8.42 Ft
- Dining room 8.58 Ft x 7.50 Ft

- Living room 17.42 Ft x 10.33 Ft
- Foyer 8.50 Ft x 5.25 Ft
- 2pc Bathroom 5.83 Ft x 2.50 Ft
- Primary Bedroom 14.67 Ft x 9.00 Ft
- Bedroom 10.25 Ft x 8.25 Ft
- Bedroom 11.25 Ft x 7.17 Ft
- 4pc Bathroom 7.33 Ft x 4.92 Ft

Listing Presented By:

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 MaxWell Capital Realty

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