



## 323 Hawkstone Manor Calgary Alberta

\$294,000

Welcome to this lovely two storey townhome located in the ideal spot of the complex with the backyard facing the open space and visitor parking lot. Main floor features brand new vinyl planked entry highlighted by the side lite of the front door, and an OPEN CONCEPT design of living room, very functional kitchen with island and dining room with easy access to the south facing deck. The cozy living room boasts gleaming oak hardwood flooring and a corner gas fireplace with a brand new track light. The tons of oak wood cabinetry are equipped with new white appliances (2020). Upper floor comes with a sunny and warm yet spacious master bedroom with a huge walk-in closet, 3 pc ensuite, a good sized second bedroom, and a loft which could be easily converted into a third bedroom just by installing a door. Current layout brings in lots of natural light to the second floor. A 4 pc bathroom is conveniently located on the upper level. The unspoiled basement is waiting for your personal development. All bathrooms are replaced with brand new vinyl plank flooring. Blinds were just replaced recently. The club house with full kitchen, the resident only tennis court and ample visitor parking (16 stalls) provide you with easy entertaining your friends and families. Walk to the Canadian Superstore, bus stops and schools. Short drive to Costco, YMCA, public library, Beacon Shopping Centre, Crowfoot Shopping Centre, Stoney Trail ring road and much more is another reason to live in this Manor! Quick possession is available. (id:6769)

Living room 13.33 Ft x 9.67 Ft

Kitchen 10.17 Ft x 8.08 Ft

Dining room 11.67 Ft x 9.67 Ft

2pc Bathroom

Primary Bedroom 14.33 Ft x 11.75 Ft

Bedroom 13.42 Ft x 9.17 Ft

Bedroom 9.83 Ft x 9.25 Ft

3pc Bathroom

4pc Bathroom



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