



# 100 Van Horne Crescent Calgary Alberta

\$550,000

OPEN HOUSE: SATURDAY SEPTEMBER 14 12-2PM!! Your Opportunity to get in to a fabulous home in the community of Vista Heights! Loads of potential in this this spacious bungalow, featuring an open concept main floor, with laminate flooring, vaulted ceilings with beams, and lots of large windows for plenty of natural light. The functional kitchen has plenty of counterspace, including an eat-up breakfast bar, and stainless steel appliances. Up the hallway is the 4 piece bathroom, the oversized primary bedroom, and a large second bedroom offering a walk-in closet with built-ins and double doors leading to the charming back yard. The finished basement is cozy and well set up, offering a 3rd bedroom, an updated 3 piece bathroom, and a huge family room boasting a gorgeous stone front fireplace with built ins, and a bar area. Also in the basement is the laundry room and several large storage areas! Outside, there is a front driveway with a car port, and a gorgeous landscaped yards with plenty of trees, and off the side entry is a deck, firepit, shed and fenced back yard. This very private back yard has back alley access to the greenspace and views of downtown! No neighbors behind you! Great access to Deerfoot Trail, 16th Avenue, downtown and the airport. This community has parks, pathways, schools and amenities. DON'T MISS OUT! Call your realtor for your private viewing. (id:6769)

3pc Bathroom 7.00 Ft x 7.00 Ft  
 Bedroom 9.50 Ft x 13.00 Ft  
 Recreational, Games room 23.00 Ft x 16.58 Ft  
 Storage 4.00 Ft x 7.75 Ft  
 Storage 8.92 Ft x 7.75 Ft  
 Furnace 11.42 Ft x 12.00 Ft

4pc Bathroom 10.33 Ft x 4.92 Ft  
 Bedroom 10.33 Ft x 13.08 Ft  
 Dining room 7.42 Ft x 12.17 Ft  
 Kitchen 12.83 Ft x 8.83 Ft  
 Living room 16.92 Ft x 12.17 Ft  
 Primary Bedroom 10.00 Ft x 21.83 Ft

Listing Presented By:



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**RE/MAX REAL ESTATE  
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