



## 11 Berwick Hill Calgary Alberta

\$539,800

Well-maintained fully upgraded 1168 sq ft. home in sought-after Beddington. Total of 3+2 bedrooms 2 full and 1 half bathrooms offers huge updated features including a high efficiency furnace, new windows & doors, new vinyl flooring, beautiful kitchen cabinets and granite counter tops. Highly desirable location close to schools, community center, shops, transportation and quick access downtown. Very quiet neighbourhood but with easy access to major highways. As you enter, the beautiful bow window provides a huge inlet of natural light into the living room. Huge master bedroom has a 2 piece ensuite and double closets in the dressing area. Fully developed basement has 2 bedrooms with enlarged windows, a family room, 3 piece bathroom, laundry room and an insulated crawl space for additional storage. Fenced private back yard with a large single garage. Must see today! (id:6769)

Bedroom 9.92 Ft x 9.42 Ft

2pc Bathroom 7.67 Ft x 2.92 Ft

Bedroom 10.58 Ft x 8.58 Ft

Bonus Room 10.67 Ft x 12.83 Ft

Bedroom 10.67 Ft x 8.00 Ft

3pc Bathroom 4.92 Ft x 10.58 Ft

Dining room 9.08 Ft x 11.50 Ft

4pc Bathroom 4.92 Ft x 7.25 Ft

Kitchen 13.17 Ft x 11.08 Ft

Living room 13.75 Ft x 15.75 Ft

Bedroom 8.00 Ft x 12.83 Ft

Primary Bedroom 12.58 Ft x 12.08 Ft

Listing Presented By:



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