



120 Burma Star Road Calgary Alberta

\$899,900

Bright, airy & beautifully upgraded 2+1 bedroom home in Currie Barracks that exudes pride of ownership offering over 2500 sq ft of developed living space! The open main level presents hardwood floors & high ceilings, showcasing the living room anchored by a feature fireplace, dining area with gorgeous light fixture & kitchen that's tastefully finished with quartz counter tops, eating bar, plenty of storage & stainless steel appliances. A private office is tucked away just off the foyer - perfect for a home office setup. Completing the main level are a mudroom & 2 piece powder room. The second level hosts 2 bedrooms, each with a private ensuite. The primary bedroom with tray ceiling boasts a walk-in closet with tons of built-in storage plus a luxurious 5 piece ensuite with dual sinks, relaxing soaker tub & separate shower. A second bedroom features ample closet space & a 4 piece ensuite. Laundry facilities are also conveniently located on the second level. Basement development includes a large recreation/media room - great for game or movie night. The fourth bedroom & a 4 piece bath are the finishing touches to the basement. Other notable features include central air conditioning & upgraded lighting. Outside, enjoy the beautifully landscaped front yard with underground sprinklers & back yard with private west facing patio - the perfect space for relaxing or outdoor entertaining. Parking is a breeze with an insulated single detached garage. The family oriented location is incredibly convenient - close to MRU, Axess & Valour Parks, Airport Playground, schools, shopping public transit & effortless access to Crowchild Trail. (id:6769)

Recreational, Games room 22.50 Ft x 16.50 Ft

Furnace 13.00 Ft x 10.00 Ft

Bedroom 11.00 Ft x 10.67 Ft

4pc Bathroom .00 Ft x .00 Ft

Kitchen 14.00 Ft x 10.00 Ft

Dining room 15.00 Ft x 9.50 Ft

Living room 16.00 Ft x 13.00 Ft

Office 11.00 Ft x 9.50 Ft

2pc Bathroom .00 Ft x .00 Ft

Laundry room 8.50 Ft x 6.00 Ft

Primary Bedroom 14.00 Ft x 14.00 Ft

Bedroom 14.00 Ft x 11.50 Ft

4pc Bathroom .00 Ft x .00 Ft

5pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



Originally Listed by:
RE/MAX First

<http://www.tanyaeklundgroup.ca/>

RE/MAX

**RE/MAX REAL ESTATE
(CENTRAL)**

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