



# 1272 Hunterburn Crescent Calgary Alberta

\$899,900

\*VISIT MULTIMEDIA LINK FOR FULL DETAILS & FLOORPLANS!\* Now, this is a must-see! This impressive renovation gives all the comparable renovated homes in the area something to aspire to! Presenting this family-friendly 5-bed bungalow in Huntington Hills on one of the best streets in the area, 1/2 a block from Nose Hill Park! This almost 2,000 total sq ft home offers a spacious interior and an expansive outdoor space w/ a MASSIVE NW-FACING BACKYARD w/ a raised wooden deck, 2x freshly poured concrete patios, PLENTY OF YARD SPACE, and a detached, drywalled, and insulated double garage. Updates to the home include new roof shingles, a transformed exterior, triple-pane windows throughout, including new oversized egress windows in the basement, LVP flooring throughout the entire home, new electrical, a new TRANE high-efficiency furnace & an oversized 50-gallon "Bradford White" water tank, new stainless steel appliances both up and down, gourmet kitchen w/ quartz countertops throughout, & so much more! The open-concept kitchen features custom shaker-style cabinetry and a glass tile backsplash. The brand-new stainless-steel appliance package includes a French door fridge/freezer & an LG GAS SMART RANGE. The large peninsula island hosts the oversized granite under-mounted sink, more storage, & has room for bar seating. A dedicated dining area w/ a panelled feature wall has plenty of room for a 6-person table and offers direct access to the rear deck. The main floor living boasts an electric fireplace w/ a custom millwork surround, & the entire main floor features pot lighting & modern light fixtures. Completing this level is the primary bedroom w/ 3pc ensuite w/ fully-tiled stand-up shower w/ glass enclosure. All bathrooms feature built-in niches for extra storage for bottles. 2 additional bedrooms, the main 4pc bath w/ fully-tiled tub shower/combo & tiled flooring, a spacio...

Bedroom 13.08 Ft x 8.00 Ft

Bedroom 13.33 Ft x 7.67 Ft

3pc Bathroom Measurements not available

4pc Bathroom Measurements not available

Primary Bedroom 12.25 Ft x 10.58 Ft

Bedroom 9.83 Ft x 8.92 Ft

Dining room 9.33 Ft x 7.75 Ft

Kitchen 10.08 Ft x 9.50 Ft

Laundry room 3.17 Ft x 3.00 Ft

4pc Bathroom Measurements not available

Living room 20.67 Ft x 11.42 Ft

Dining room 10.42 Ft x 8.17 Ft

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Listing Presented By:



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Bedroom 8.92 Ft x 8.83 Ft

Kitchen 10.33 Ft x 9.50 Ft

Living room 15.08 Ft x 10.33 Ft

Laundry room 7.92 Ft x 5.17 Ft