



## 150 Valley Glen Heights Calgary Alberta

\$1,150,000

**\*\*Exceptional Walkout Bungalow in a Serene Natural Setting\*\*** Open house Saturday October 19: 1pm-4pm. Discover your dream home in this stunning fully finished walkout bungalow, nestled in an idyllic location that backs onto a lush, heavily treed natural reserve, complete with scenic walking and biking trails. Located on an extremely quiet street, this property offers a peaceful retreat while being conveniently close to amenities. Proudly offered for sale by its original owners, who have lovingly maintained it for over 26 years, this home exudes warmth and care at every turn. The main floor features an inviting layout with soaring vaulted ceilings, perfect for family gatherings and entertaining. With two well-appointed bedrooms, the master suite serves as a serene sanctuary, showcasing picturesque views of the backyard and the natural reserve. The updated 5-piece ensuite, enhanced in 2018 with a walk-in tub, ensures ease of use and luxury. The heart of the home, the kitchen, has been beautifully updated with a stunning maple island and a gas cooktop, plenty of counterspace, all while offering direct views of the tranquil outdoor landscape. Adjacent to the kitchen, the cozy family room is enhanced by solid oak built-ins and a gas fireplace, creating the ideal ambiance for relaxation. Venture to the lower walkout level, where you'll find three additional bedrooms and a storage room that could easily be transformed into a fourth bedroom if an additional bedroom is required. With direct access from the garage and walkout, this level is perfect for multi-generational living or families in need of extra space. The expansive recreation room provides endless possibilities for entertaining and leisure activities. Step outside to a meticulously maintained yard, adorned with a variety of trees and shrubs that create a picturesque outdoor oasis. This property also features an...

Recreational, Games room 28.33 Ft x 16.08 Ft

Bedroom 12.17 Ft x 10.50 Ft

Bedroom 14.25 Ft x 13.17 Ft

Bedroom 15.83 Ft x 11.42 Ft

4pc Bathroom 8.00 Ft x 4.75 Ft

Storage 18.08 Ft x 13.42 Ft

Dining room 12.50 Ft x 7.92 Ft

Family room 16.25 Ft x 14.92 Ft

Breakfast 13.25 Ft x 8.83 Ft

Primary Bedroom 16.92 Ft x 12.83 Ft

5pc Bathroom 11.08 Ft x 9.67 Ft

Bedroom 12.33 Ft x 11.08 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate (Mountain View)

<https://www.homecollective.ca/>

**RE/MAX**

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

773 Glenmore rd , Calgary, British Columbia, V1V 3B9

Phone: (403) 850-6722  
ctimos@telus.net

Kitchen 13.83 Ft x 11.17 Ft

Laundry room 10.67 Ft x 8.83 Ft

Living room 18.00 Ft x 11.33 Ft

4pc Bathroom 7.83 Ft x 5.08 Ft