



203 Templeton Circle Calgary Alberta

\$649,800

Welcome to 203 Templeton Circle NE! This beautifully renovated home, located on a well-established street with mature trees, blends modern updates with spacious living, offering incredible potential. As you step inside, you're greeted by a large, bright living room. To the left is a versatile first bedroom, which can also serve as a flex room or den. The upper level features a generous dining area with new flooring, modern light fixture, and a bright window that creates a warm, inviting atmosphere for family meals. The newly renovated kitchen showcases two-toned cabinets, new countertops, fresh flooring, and a stylish new light fixture. On this level, you'll also find a spacious second bedroom and the primary bedroom, which boasts ample closet space, a ceiling fan, and a beautifully updated 3-piece ensuite. Head downstairs to the expansive lower level, where you'll be wowed by the large rec room. This space includes a charming wood-burning fireplace, a wet bar, a convenient 2-piece bathroom, a walkout entrance, and endless possibilities for customization. The basement offers a fourth bedroom, additional flex space, and a laundry/utility area, along with a large crawl space for extra storage. The outdoor space is designed for low maintenance enjoyment, featuring an upper deck, lower deck, floating patio, and a raised garden bed. The stone patio has replaced the grass, providing room for entertaining or extra parking. The heated garage includes an 80-gallon air compressor, and the side gate allows for RV or additional vehicle parking if needed. Notable upgrades include new flooring, fresh paint, smart thermostat, a newer dishwasher, a new roof (2022), fully renovated kitchen and bathrooms, air conditioning, a well-maintained furnace, and recently cleaned ducts. Located in the desirable Temple community, this home offers easy access to shopping, schools, parks, ...

3pc Bathroom 8.00 Ft x 6.50 Ft

4pc Bathroom 5.00 Ft x 8.83 Ft

Primary Bedroom 11.67 Ft x 16.92 Ft

Bedroom 8.50 Ft x 13.42 Ft

Dining room 10.08 Ft x 11.75 Ft

Kitchen 12.42 Ft x 11.50 Ft

Furnace 8.58 Ft x 15.67 Ft

2pc Bathroom 5.33 Ft x 5.17 Ft

Other 5.67 Ft x 10.50 Ft

Recreational, Games room 24.83 Ft x 29.75 Ft

Storage 5.33 Ft x 6.42 Ft

Bedroom 8.17 Ft x 11.92 Ft

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

Listing Presented By:



Originally Listed by:
CIR Realty

<https://angelamcneill.cirrealty.ca/>

RE/MAX

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

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

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

Bedroom 12.92 Ft x 10.83 Ft

Living room 16.42 Ft x 12.00 Ft