



## 3503 Benton Drive Calgary Alberta

\$740,000

Great location in the highly sought-after community of Brentwood Heights .Beautiful home with over 2100 sq ft above grade on a huge 8309 sq ft SOUTH Facing lot. Excellent curb appeal with a front attached garage. A renovators dream home. A spacious entrance leads to a large family room with a fireplace/ office den and a three pce bathroom. The large sunroom South facing to relax and enjoy that morning coffee. The kitchen has ample countertop space leading to a formal dining room and a large living room. The upper floor consists of three bedrooms and a four pce bath. The lower levels consists of a games room / bedroom /laundry room /laundry /workshop. Windows have been upgraded.. Ideally located on a quiet street, within walking distance to schools/shopping/ transit/ Brentwood Sportsplex. (id:6769)

Primary Bedroom 14.25 Ft x 11.17 Ft

Bedroom 11.08 Ft x 10.75 Ft

Bedroom 10.75 Ft x 9.17 Ft

4pc Bathroom Measurements not available

Sunroom 20.75 Ft x 10.67 Ft

Family room 20.25 Ft x 11.08 Ft

Office 11.08 Ft x 7.00 Ft

3pc Bathroom Measurements not available

Laundry room 6.67 Ft x 5.33 Ft

Workshop 17.75 Ft x 15.83 Ft

Cold room 5.50 Ft x 3.67 Ft

Bedroom 11.92 Ft x 10.08 Ft

Den 11.42 Ft x 8.25 Ft

Recreational, Games room 16.25 Ft x 11.75 Ft

Living room 23.00 Ft x 12.17 Ft

Dining room 14.08 Ft x 11.00 Ft

Kitchen 12.67 Ft x 11.67 Ft

Breakfast 9.50 Ft x 7.75 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX REAL ESTATE  
(MOUNTAIN VIEW)

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

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(CENTRAL)**

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