



## 48 Wolf Creek Gardens Calgary Alberta

\$745,000

This elegant, fully detached family home, constructed by Trico Homes in the Wolf Willow community of SE Calgary, offers ample space for multi-generational living. The main residence features Three bedrooms , One Bonus room, two full bathrooms and one two piece bathroom, while the finished basement includes two bedrooms, one bathroom Equipped with a full kitchen, featuring stainless steel appliances, along with it's own separate laundry suite and separate entrance. You'll love the 9-foot ceilings on the main floor and the upgraded kitchen layout with a supersized pantry. Spanning over 1,800 square feet of above-grade living space, the luxury vinyl plank floors and stylish fixtures add to the charm. The kitchen is a true highlight, designed for both efficiency and entertaining, featuring quartz countertops, undermount sink, upgraded stainless steel appliances with a gas stove, a big wall pantry, a beautiful tiled backsplash, a dramatic central island. This house has never been occupied and boasts many upgraded features and it is ready to occupy immediately. The convenient location is just steps away from Fish Creek Park, ponds, parks, a dog park, shopping, and transit, all on a quiet, family-friendly street. This space offers an excellent opportunity for rental income or extended family accommodation. Outside, the exterior is fully landscaped with mature sod and gravel. A 9.6" X 11.9" rear deck is perfect for outdoor entertaining. Don't miss out--call your friendly REALTOR today to book a viewing! (id:6769)

Laundry room 4.92 Ft x 7.33 Ft  
 Bonus Room 13.58 Ft x 10.42 Ft  
 4pc Bathroom 4.92 Ft x 8.92 Ft  
 Bedroom 9.58 Ft x 9.58 Ft  
 Bedroom 8.92 Ft x 10.67 Ft  
 4pc Bathroom 4.92 Ft x 9.42 Ft  
 Primary Bedroom 10.92 Ft x 11.92 Ft  
 Bedroom 9.50 Ft x 8.92 Ft  
 Family room 10.08 Ft x 10.50 Ft

4pc Bathroom 7.92 Ft x 5.25 Ft  
 Bedroom 13.58 Ft x 9.17 Ft  
 Office 13.00 Ft x 9.92 Ft  
 Dining room 12.92 Ft x 8.00 Ft  
 Living room 12.92 Ft x 13.42 Ft  
 Kitchen 12.67 Ft x 12.25 Ft  
 Pantry 1.25 Ft x 6.08 Ft  
 Other 5.67 Ft x 7.17 Ft  
 2pc Bathroom 5.42 Ft x 4.75 Ft

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

Listing Presented By:



Originally Listed by:  
 Confident Realty Inc

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

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

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

Kitchen 10.08 Ft x 7.33 Ft