



# 115 Prestwick Villas Calgary Alberta

\$389,000

OPPORTUNITY FOR A FULL-SIZED BUNGALOW LIFESTYLE, AWAITS! Prestwick Place is in Mckenzie Towne's best location, and THIS unit backs AND sides the treed green space walking path, to South Trail at 130th Avenue OR a quick walk to High Street, 5 minutes each way! In each low-rise building, are only FOUR corner unit layouts, and only TWO in building 2000, sharing the gorgeous views and privacy of the pathways. Unit 2201 offers 940 square feet of freshly painted living space (100 more square feet than the inside apartments), and the floor plan is the highest best use (see the 3D Virtual iGuide Tour link, with detailed plans and virtually furnished alternative-uses for some rooms). The 2 Bedrooms and 2 Full Bathrooms, both have large windows and closets, PLUS the spacious Office is enclosed by French Doors. All are located privately from each other, surrounding the open-concept, elegant, central Living, full-sized Dining and expansive wrapped Kitchen space. It feels just like single family homes, rather than an apartment , and the intelligent build has unseen perks, like automatic ventilation to the office when both doors are closed, a gas line for BBQ, and corner fireplace for ambience and off-setting the cold feel of winter. There is an interior sprinkler system, so the office CAN be used for guest room or gym, and the unit also has ceiling fans to encourage personal airflow on top of all the cross-breeze from the windows. One neighbour, and quick access to the Exit are other bonuses to the corner location. The finishings in this executive level home are all high end: dark hardwood and tile floors fill the majority of living spaces, and warm wood cabinets enhance the atmosphere in the kitchen and bathrooms. All stainless steel appliances fill the kitchen and laundry room (tucked inside the office area), and sharp stylish granite counter surround, with a full slab penins...

Foyer 14.00 Ft x 4.67 Ft  
Office 9.67 Ft x 7.92 Ft  
Living room 14.67 Ft x 13.83 Ft  
Dining room 11.83 Ft x 8.67 Ft  
Kitchen 9.08 Ft x 8.42 Ft  
Primary Bedroom 11.75 Ft x 11.00 Ft

Bedroom 11.33 Ft x 9.42 Ft  
3pc Bathroom 7.67 Ft x 5.00 Ft  
4pc Bathroom 7.92 Ft x 5.08 Ft  
Laundry room 5.67 Ft x 3.75 Ft  
Storage 7.83 Ft x 4.83 Ft  
Other 13.00 Ft x 8.17 Ft

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

Listing Presented By:



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