



## 1931 28 Street Calgary Alberta

\$593,100

Discover modern comfort and convenience in this impeccable 3 bedroom, 2.5 bath large CORNER TOWNHOME built by Crystal Creek Homes in the popular community of Killarney, centrally located off 17 Ave SW, minutes commute to DOWNTOWN. **\*\*MOVE IN READY!! NEW PAINT THROUGHOUT, HUGE PRIMARY BEDROOM & LUXURIOUS 5 PIECE ENSUITE\*\*** Stepping inside, you will feel right at home with over 1730 sq ft of living space with spacious 9 ft ceilings, elegant hardwood flooring and fresh paint throughout. The open-concept layout connects the comfortable living room with lots of natural light, kitchen, and good sized dining area, which leads to the gorgeous back deck with a gas line and mature trees, creating the perfect atmosphere for indoor and outdoor living. The kitchen features stainless steel appliances, large center island with quartz countertops, espresso-darker stained wood cabinets with backsplash. The 2 piece bath and under stairs storage completes the main level. Second level you will discover a flex/game room, two good sized bedrooms, one with a walk in closet, 4-piece bathroom and convenient hidden laundry. These rooms offer versatility to turn into a home office, or a home theater room. Stepping on to the 3rd level you will walk into your Primary retreat featuring a huge walk in closet, and luxurious 5 piece ensuite with large soaker tub, water closet, dual vanities and separate oversized shower. THE PRIMARY BEDROOM ALSO LEADS ONTO A PRIVATE EAST FACING BALCONY WITH BONUS STORAGE ROOM. Detached garage with assigned parking stall. Walking distance to Killarney Aquatic & Recreation Centre, parks, and playground. Minutes to downtown, shopping, schools, LRT and bus stops, trendy 17th Avenue and all amenities to enjoy in Killarney with easy access to major roads. Inner-city living at its best! Call for your private showing! (id:6769)

Bedroom 13.42 Ft x 11.83 Ft

Bedroom 12.83 Ft x 10.92 Ft

4pc Bathroom 9.58 Ft x 4.92 Ft

Primary Bedroom 15.75 Ft x 14.58 Ft

5pc Bathroom 12.67 Ft x 10.92 Ft

Other 15.75 Ft x 5.00 Ft

Storage 5.67 Ft x 3.92 Ft

Living room 13.50 Ft x 11.83 Ft

Kitchen 15.92 Ft x 12.83 Ft

Dining room 11.00 Ft x 6.17 Ft

Other 18.67 Ft x 6.83 Ft

2pc Bathroom 5.33 Ft x 4.92 Ft

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

Listing Presented By:



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