



# 917 19 Avenue Calgary Alberta

\$874,000

Better than new! This beautifully maintained home has had many recent updates and added features throughout that must be seen. Located in family friendly Mount Pleasant, close to parks, shopping, schools, the walking and biking paths of Confederation Park and the outdoor community pool, plus quick access to Calgary's downtown and all major transportation routes. This bright and open DETACHED home features spacious rooms and super functional storage options throughout to really maximize use of space. Enjoy hardwood flooring on the main and upper levels, central air conditioning, newer mechanicals, and renovations that include new kitchen cabinetry, appliances, granite counter tops, and numerous built-ins. The main level has a den/office, an open and bright kitchen with pantry/storage wall, dining area, and a sunken living area with cozy fireplace and extensive windows. Upper level offers 2 spacious bedrooms and a full bath PLUS the primary suite with city views, a walk-in closet, and 5pce ensuite with jetted tub. The lower level has heated floors, full bath with steam shower, and a huge recreation room with a Murphy bed and barn-style door to separate the area for a 4th bedroom/guest space when needed. Features newer lighting fixtures and fresh paint and stain inside and out. The south facing back yard is low maintenance with artificial turf and rock work and a large deck with food bar and benches to really enjoy the sun and outdoor space. Walking distance to so many amenities. A fully updated, freestanding home with the convenience and location that you will love. Book your viewing today! (id:6769)

- Primary Bedroom 15.92 Ft x 11.67 Ft
- 5pc Bathroom .00 Ft x .00 Ft
- Bedroom 10.83 Ft x 8.75 Ft
- Bedroom 12.42 Ft x 10.00 Ft
- 4pc Bathroom .00 Ft x .00 Ft
- Recreational, Games room 22.42 Ft x 14.83 Ft
- 3pc Bathroom .00 Ft x .00 Ft

- Laundry room 9.25 Ft x 7.67 Ft
- Living room 15.92 Ft x 10.75 Ft
- Kitchen 13.50 Ft x 9.75 Ft
- Dining room 12.00 Ft x 9.42 Ft
- Foyer 5.42 Ft x 4.92 Ft
- Office 10.67 Ft x 10.17 Ft

Listing Presented By:



Originally Listed by:  
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