



## 114 Pinemont Bay Calgary Alberta

\$279,900

\*\*\*Open house this weekend June 28th Saturday 1-4pm and June 29th Sunday 1-3pm\*\*\* One of the best locations in the complex, this beautifully updated bi-level townhome offers almost 1,000 sqft of functional living space--all at one of the lowest condo fees in the area. Step inside and immediately feel the charm of vaulted cedar-beamed ceilings, an open-concept living and dining area, and a cozy fireplace, evoking the ambiance of a mountain retreat. This home boasts many upgrades throughout including new vinyl plank flooring, light fixtures, paint and the bright renovated kitchen with a sunny window overlooking the fully fenced private yard. Entertain or relax on your west facing private deck, perfect for summer evenings. A few steps down you will find two spacious bedrooms with large windows that let in plenty of natural light, storage and a private laundry area. Added bonuses include a cherry tree in your backyard, barn-style door to updated full bathroom and a large storage area under the stairs. Enjoy a fully fenced backyard close to huge green space, assigned parking with plug in just steps away, and ample visitor parking. The complex saw major upgrades including a new roof (2019) and stucco repairs (2024), adding long-term value and peace of mind. You're just minutes from everything: schools, shopping, parks, Village Square Leisure Centre, transit (bus & LRT), the Peter Lougheed Centre, and quick access to Stoney Trail and TransCanada Highway for easy city-wide travel. Whether you're a first-time buyer or savvy investor, this home is a rare find. Some furniture is negotiable. (id:6769)

Primary Bedroom 12.67 Ft x 10.17 Ft

Bedroom 10.25 Ft x 8.00 Ft

Laundry room 7.08 Ft x 6.58 Ft

Living room 14.25 Ft x 10.92 Ft

Kitchen 11.83 Ft x 5.83 Ft

Dining room 12.50 Ft x 9.75 Ft

4pc Bathroom 7.67 Ft x 4.83 Ft

Listing Presented By:



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