



# 116 Country Hills Gardens Calgary Alberta

\$424,900

Large Townhouse w/ over 2000 square feet of developed living space!!! Featuring Central Air Conditioning, the main floor boasts a large living room with a corner gas fireplace, dining room, 2pc bath, and a functional kitchen featuring a gas range, corner pantry, and breakfast nook w/ a sliding glass door leading to the large deck complete with a gas hookup. The upper level boasts 2 large bedrooms, including the huge master, each with their own walk-in closet and ensuite, as well as convenient upstairs laundry. The lower level offers a large family rooms w/ a wet bar, 3pc bath, storage, and access to the double attached garage. Upgrades include a newer furnace(July 2024), hot water tank(Sep 2024), and A/C unit(July 2024). This townhouse has great potential and there is great value here! (id:6769)

Primary Bedroom 21.33 Ft x 12.25 Ft

Bedroom 13.42 Ft x 12.67 Ft

4pc Bathroom .00 Ft x .00 Ft

4pc Bathroom .00 Ft x .00 Ft

Family room 13.17 Ft x 12.58 Ft

3pc Bathroom .00 Ft x .00 Ft

Kitchen 12.58 Ft x 9.17 Ft

Dining room 12.50 Ft x 7.00 Ft

Breakfast 12.08 Ft x 9.42 Ft

Living room 17.17 Ft x 14.75 Ft

2pc Bathroom .00 Ft x .00 Ft

Listing Presented By:



Originally Listed by:  
Royal LePage Benchmark



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca