



## 1445 Rangeview Drive Calgary Alberta

\$589,900

Welcome to this thoughtfully crafted attached farmhouse-style home nestled in Rangeview, Calgary's first garden-to-table community. Designed with timeless charm & modern functionality, this home combines character, comfort, & versatility in a way that just feels right. From the moment you pull up, the home's classic farmhouse exterior, complete with smartboard detailing and front landscaping, makes a memorable first impression. Inside, the main floor unfolds in a bright, open-concept layout with large windows that bathe the space in natural light and elevate the overall warmth & livability of the home. At the front, the inviting living room offers the perfect place to relax or host guests, framed by soft neutral tones & high-quality finishes. The central dining area is open & spacious--easily accommodating everything from weekday meals to larger holiday gatherings. At the back of the home, the chef-inspired kitchen takes center stage. It's designed for real life--with plenty of prep space, full-height cabinetry, & modern hardware--all tied together by sleek countertops & a functional layout that keeps everything within reach. Whether you're cooking for one or a crowd, this kitchen is built to perform & impress. Just off the kitchen, the rear mudroom adds practical elegance with built-in storage and direct access to your private backyard & double detached garage--ideal for Calgary's changing seasons and everyday convenience. Upstairs, the primary suite offers a peaceful retreat, featuring a spa-like ensuite with tasteful finishes, a walk-in shower, & space to truly unwind. Two additional bedrooms provide flexibility for kids, guests, or a home office, & the upper-level laundry adds convenience without sacrificing space. The home also includes a separate side entrance, creating an excellent opportunity to develop a future basement suite (A secondary suite would be su...

Living room 11.83 Ft x 15.00 Ft

Kitchen 11.83 Ft x 13.33 Ft

Dining room 12.83 Ft x 9.83 Ft

2pc Bathroom 5.00 Ft x 5.00 Ft

Other 5.08 Ft x 7.50 Ft

Primary Bedroom 13.00 Ft x 13.00 Ft

4pc Bathroom 9.00 Ft x 5.00 Ft

Bedroom 8.00 Ft x 11.00 Ft

Bedroom 8.75 Ft x 9.00 Ft

4pc Bathroom 8.00 Ft x 5.00 Ft

Laundry room 4.17 Ft x 3.83 Ft

Listing Presented By:



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