



25 Manor Road Calgary Alberta

\$1,150,000

Welcome to the sought-after community of Meadowlark Park! This beautifully renovated bungalow has almost 2500 square feet of living space developed. As you enter, you will immediately notice the VAULTED CEILINGS beautifully accented with eye-catching open beams, crown moldings, hardwood floors, and an abundance of windows letting in light from all directions to this huge open-concept main level. The bright, open kitchen features stone countertops, a SOUTH FACING BAY WINDOW, stainless steel appliances, 2 kitchen islands, a gas cook-top, and lots of high-quality cabinets for all your storage needs. Down the hallway, you will pass by a one of the three bedrooms, a 6-PIECE bathroom with dual sinks and a spa-inspired walk-in STEAM SHOWER, and the large primary bedroom, complete with an en-suite bathroom, and walk in closet. Downstairs you'll find a massive 3rd bedroom with a cheater 3-piece ensuite bathroom including a large walk-in shower, a den/office, and very large Rec-Room. Crown moldings throughout the entire home give it that extra "something" that your guests will not soon forget! Out back is your own IRRIGATED GREENHOUSE, and year-round SWIM SPA! Or, if a greenhouse isn't your thing, this could easily be converted to a 3 season south facing sunroom. The front of this home shows some great curb appeal with underground sprinklers, a large sun-catching front deck, and a pleasant CREEK FEATURE that will be a joy to hear gurgling away while you sip your morning coffee. Perfectly located away from busy streets, this home sits on a 6000 sq foot CORNER LOT. A double attached over height garage and front driveway provide extra parking. Other notable features of this amazing home are 2 hot water tanks and CENTRAL AIR CONDITIONING. Meadowlark Park is only a 10-minute drive from downtown, and is close to schools, shopping, parks, chinook mall, restaurants, the Glenmore re...

3pc Bathroom 10.75 Ft x 10.00 Ft

Bedroom 12.50 Ft x 10.00 Ft

Den 8.33 Ft x 10.50 Ft

Recreational, Games room 12.58 Ft x 22.25 Ft

Furnace 10.75 Ft x 7.00 Ft

2pc Bathroom 5.00 Ft x 6.33 Ft

6pc Bathroom 10.00 Ft x 12.00 Ft

Bedroom 11.33 Ft x 10.67 Ft

Dining room 10.08 Ft x 7.00 Ft

Kitchen 15.67 Ft x 14.75 Ft

Living room 14.92 Ft x 30.25 Ft

Primary Bedroom 14.83 Ft x 13.33 Ft

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Originally Listed by:
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