



## 3803 19 Street Calgary Alberta

\$785,000

Welcome home to this thoughtfully renovated home that blends warmth, quality, and subtle charm. This stylishly updated bungalow offers an opportunity to own a turn-key, renovated 4-bedroom residence in an exceptional location. From the moment you step inside, you'll be delighted by the open-concept main floor, bathed in natural light and featuring warm hardwood flooring that flows seamlessly throughout. The spacious living room offers clear sightlines and views of both the front and back gardens, creating an inviting atmosphere. The heart of this home is undoubtedly the Chef's kitchen, thoughtfully designed to inspire your culinary creations. It boasts an inviting eat-at island, ample white upper cabinets with modern undermount lighting, a stunning geometrical backsplash, and complementary chic blue lower cabinets. The seamless flow continues into the generous dining room, perfect for hosting large gatherings, with direct access to the expansive rear deck—ideal for extending your indoor-outdoor living during warmer months. The primary bedroom is comfortable and spacious complete with a large closet. A well-proportioned second bedroom and a gorgeous updated 3-piece bathroom featuring a glass-enclosed walk-in shower with decorative neutral tile surround complete this level, exuding modern elegance. The finished basement adds significant valuable living space, designed for both comfort and versatility. Here you'll find a spacious family room accented by a striking wood barn sliding door, 2 additional bedrooms (Note that the windows of the rear bedroom do not meet egress requirements), and a roomy 4-piece bathroom equipped with a tub, laundry facilities, and ample storage. Step outside into your private oasis: a huge, sunny west backyard. This tranquil retreat features a large deck perfect for entertaining, abundant green space for children or pets to play freely, and...

4pc Bathroom 11.25 Ft x 9.58 Ft

Bedroom 10.33 Ft x 10.00 Ft

Bedroom 10.08 Ft x 8.83 Ft

Family room 25.33 Ft x 10.58 Ft

Storage 9.08 Ft x 8.17 Ft

Furnace 5.75 Ft x 5.00 Ft

Bedroom 13.92 Ft x 9.50 Ft

Dining room 11.67 Ft x 7.83 Ft

Foyer 9.08 Ft x 3.42 Ft

Kitchen 13.75 Ft x 12.92 Ft

Living room 14.58 Ft x 10.92 Ft

Primary Bedroom 13.33 Ft x 10.75 Ft

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Listing Presented By:



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