



## 384 Mt Aberdeen Close Calgary Alberta

\$535,000

OPEN HOUSE SATURDAY AND SUNDAY JULY 12 AND 13, 2:00-4:00 PM Welcome to this beautifully updated home located in a family-friendly neighbourhood of McKenzie, directly overlooking a large park and playground. A perfect location for watching your children as they play just steps from your front door. Inside, enjoy fresh paint and crisp new trim throughout, along with a refreshed kitchen featuring elegant quartz countertops. The main level offers a bright and functional layout, while upstairs you'll find three comfortable bedrooms. The fully finished basement adds valuable living space with a spacious recreation room and a dedicated office—ideal for working from home or relaxing with the family. Outside, the large private backyard is a blank canvas with plenty of room to build your dream garage, or RV parking with convenient alley access already in place. New front windows and a stylish new front door add to the home's curb appeal. Just a short walk to the scenic ridge along the Bow River and Fish Creek Park, this home offers the perfect balance of nature, comfort, and convenience. Don't miss this incredible opportunity! (id:6769)

4pc Bathroom 5.50 Ft x 7.42 Ft

Primary Bedroom 12.92 Ft x 12.17 Ft

Bedroom 8.67 Ft x 9.42 Ft

Bedroom 10.75 Ft x 9.67 Ft

Recreational, Games room 15.92 Ft x 13.83 Ft

Den 9.00 Ft x 11.08 Ft

Furnace 6.67 Ft x 18.00 Ft

Living room 13.25 Ft x 15.42 Ft

Foyer 3.83 Ft x 7.00 Ft

Kitchen 7.50 Ft x 11.50 Ft

Dining room 9.58 Ft x 11.67 Ft

2pc Bathroom 7.25 Ft x 4.75 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX Landon Real Estate

<http://debbiericehomes.ca>



**Real Estate Professionals Inc.**

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

Phone: 403-547-4102  
[cm.mackenzie@shaw.ca](mailto:cm.mackenzie@shaw.ca)