



776 Acadia Drive Calgary Alberta

\$775,000

Welcome Home! This beautifully renovated, turn-key home is packed with high-end finishes and sits directly across from a serene park. From the moment you step inside, you'll fall in love with the spacious living room featuring massive picture windows, a manicured front yard view, and a cozy marble-faced gas fireplace that fills the space with natural light and warmth. The open dining area offers great sight lines into the updated kitchen, complete with stainless steel appliances, full-height shaker-style cabinets, laminate countertops, and an island with breakfast bar and extra storage. Down the hall, the primary bedroom features bright windows and a private 2-piece ensuite. Two additional generously sized bedrooms offer deep closets and large windows. The main 4-piece bathroom has been refreshed with a modern shower/tub surround, laminate countertops, and a dual-flush toilet. The fully finished lower level boasts an expansive family room with oversized windows and a beautiful stone-faced gas fireplace with a wood mantle. A convenient kitchenette with tile backsplash and sink adds flexibility, along with a large fourth bedroom and a completely renovated 4-piece bathroom. A separate den or flex area offers the option of a fifth bedroom or a great home office. The laundry/utility room includes front-load appliances, ample storage, and a crawl space for additional organization. Enjoy the oversized double attached garage, plenty of street parking, and a private backyard oasis featuring a patio, full fencing, and a storage shed. Recent updates include double Eco Shield Plygem windows, a fully renovated kitchen and bathrooms, and fresh paint throughout. All of this is just steps to schools, parks, Willow Park Golf & Country Club, Southcentre Mall, Trico Centre, Fish Creek Park, and major roadways for an easy commute. This move-in-ready gem truly has it all—schedule your showing...

Other 7.75 Ft x 6.42 Ft

Bedroom 12.50 Ft x 10.17 Ft

4pc Bathroom 7.83 Ft x 5.00 Ft

Family room 31.42 Ft x 12.50 Ft

Laundry room 12.17 Ft x 8.42 Ft

Den 9.75 Ft x 9.17 Ft

Foyer 12.00 Ft x 5.33 Ft

Bedroom 12.33 Ft x 5.50 Ft

2pc Bathroom 5.00 Ft x 4.33 Ft

Dining room 12.33 Ft x 8.25 Ft

Primary Bedroom 12.58 Ft x 11.25 Ft

Bedroom 10.42 Ft x 8.83 Ft

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Listing Presented By:



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Kitchen 14.00 Ft x 11.67 Ft
Living room 17.75 Ft x 12.92 Ft
4pc Bathroom 8.67 Ft x 5.00 Ft