



## 81 Elgin Estates View Calgary Alberta

\$1,025,000

OPEN HOUSE on Sunday, September 14th from 2-4pm. Welcome to this executive-level, fully finished bungalow located in the heart of Elgin Estates in McKenzie Towne. This beautifully upgraded home offers 3 bedrooms, 2.5 bathrooms, a double attached garage, and an unbeatable location on a quiet street just steps from walking paths, green spaces, and all the charm of this award-winning SE Calgary community. Step inside to a modern, open-concept main floor featuring a renovated kitchen with stylish white cabinetry, light quartz countertops, a large island, and built-in stainless steel appliances – including a gas cooktop, two wall ovens, built-in microwave, fridge, dishwasher, garbage disposal, and a custom hood fan. A two-way gas fireplace adds warmth and character between the kitchen and the inviting living room, while a front flex room provides versatility for a formal dining area, home office, or reading room. Enjoy luxury vinyl plank flooring throughout the main level, and retreat to the primary suite that offers a spa-like ensuite with heated tile flooring, double vanities, a soaker tub, and an oversized tile and glass shower. The fully finished lower level includes two additional spacious bedrooms, another full bathroom with heated tile, a large media/family room, a games area with wet bar + beverage fridge, and a bonus exercise room, office or hobby room. Outside, you'll love the sunny south-facing backyard complete with an expanded deck and a stylish patio – perfect for entertaining or relaxing in the sun. Other notable features include central air conditioning, a recently replaced furnace, and excellent curb appeal in a quiet, beautifully maintained pocket of the community. Living in McKenzie Towne means enjoying thoughtfully designed streetscapes, walkable amenities, and a true small-town feel. Take advantage of local shops, restaurants, and fitness studios on High Str...

Family room 15.08 Ft x 14.67 Ft

Recreational, Games room 17.83 Ft x 13.42 Ft

Bedroom 15.50 Ft x 12.17 Ft

Bedroom 14.17 Ft x 12.08 Ft

Office 12.92 Ft x 7.17 Ft

Storage 5.58 Ft x 4.33 Ft

Kitchen 15.00 Ft x 9.42 Ft

Breakfast 10.83 Ft x 9.42 Ft

Dining room 13.08 Ft x 9.83 Ft

Primary Bedroom 15.67 Ft x 13.58 Ft

5pc Bathroom 12.83 Ft x 11.50 Ft

Foyer 11.08 Ft x 5.25 Ft

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Listing Presented By:



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Furnace	13.50 Ft x 8.92 Ft	Other	9.75 Ft x 6.17 Ft
4pc Bathroom	9.17 Ft x 7.75 Ft	Laundry room	7.08 Ft x 6.83 Ft
Living room	18.08 Ft x 14.92 Ft	2pc Bathroom	6.00 Ft x 4.92 Ft