



## 9137 21 Street SE Calgary Alberta

\$749,800

Welcome to this meticulously updated home. This residence has undergone a comprehensive top-to-bottom transformation over the last two years. Key highlights of this home include extensive exterior upgrades: new siding (sept 2023), new roof (June 2024), upgraded exterior lighting (sept 2023), Exterior Paint and gardens (Sept 2023) and added Blink Security system surrounding property (Jan 2023). Inside you will find a modernized open-concept main floor which includes structural changes made (July 2022) to create a seamless flow, featuring a newly remodeled kitchen with quartz countertops and backsplash (Aug 2024) complete with chef's island, added banquette seating for family and modern appliances. Significant system upgrades with approx. 85% of the home's existing plumbing replaced along with new electrical throughout the main floor and basement plus added pot lighting, and brand new lighting fixtures. All 3 floors have been updated with new flooring (hardwood, vinyl and carpet) and fresh paint throughout. New trim and baseboards on the main floor and basement along with both bathrooms on the upper floor. Brand new basement development which includes its own laundry, custom kitchen and added 3 piece bath (completed Dec 2023). Conveniently located, this property is close to both public and Catholic schools and offers easy access to major transportation arteries such as Glenmore, Stoney, and Deerfoot Trails, all within 5-10 minutes' reach. Centrally situated, you'll also find three plazas nearby for all your shopping needs. Don't miss out (id:6769)

Den 18.92 Ft x 8.42 Ft

Furnace 10.67 Ft x 4.00 Ft

3pc Bathroom 7.08 Ft x 7.67 Ft

Kitchen 7.92 Ft x 11.00 Ft

Recreational, Games room 16.17 Ft x 10.92 Ft

2pc Bathroom 2.58 Ft x 7.50 Ft

Laundry room 5.58 Ft x 8.50 Ft

Living room 11.17 Ft x 12.42 Ft

Dining room 15.92 Ft x 9.58 Ft

Kitchen 11.33 Ft x 16.83 Ft

Family room 13.50 Ft x 11.33 Ft

4pc Bathroom 11.83 Ft x 5.08 Ft

Primary Bedroom 12.67 Ft x 14.25 Ft

Bedroom 9.42 Ft x 9.92 Ft

Bedroom 9.75 Ft x 9.92 Ft

Bedroom 9.42 Ft x 9.75 Ft

4pc Bathroom 4.92 Ft x 8.67 Ft

Listing Presented By:



Originally Listed by:  
eXp Realty



**Real Estate Professionals Inc.**

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

Phone: 403-547-4102  
cm.mackenzie@shaw.ca