

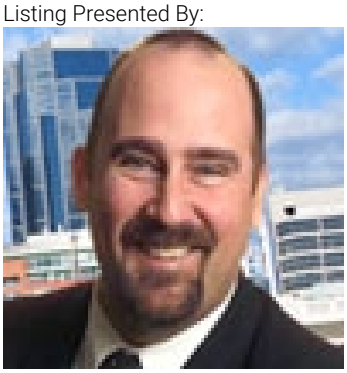
101 Scenic Acres Terrace Calgary Alberta

$545,900

RARE OPPORTUNITY in Scenic Acres! Properties offering this combination simply do not come to market often -- a spacious END-UNIT BUNGALOW with only ONE SHARED WALL, over 1,400 sq. ft. on the main floor, DOUBLE ATTACHED GARAGE, TWO BEDROOMS AND TWO FULL BATHROOMS ALL ON THE MAIN FLOOR, plus an additional bedroom in the partially developed basement. With exterior landscaping and snow removal taken care of for you, this is true single-level living designed with the long term in mind.Step inside to a bright and spacious main floor with an excellent layout offering everything you need on one level. Two full bedrooms provide flexibility for guests, an office, or additional living space, while two full bathrooms add everyday convenience. The generous kitchen opens onto a private deck overlooking the backyard -- the perfect spot to enjoy your morning coffee or summer evenings without worrying about maintaining the exterior.Downstairs, the partially developed basement adds even more versatility with an additional bedroom and large recreation room, while a MASSIVE undeveloped area provides an incredible amount of storage or the opportunity to create additional living space exactly as you need it. The home is also already equipped with AIR CONDITIONING for year-round comfort.Set within a small, well-kept complex where exterior landscaping and snow removal are handled for you, this is an outstanding option for anyone looking to simplify day-to-day maintenance without giving up the space, privacy, garage, and feel of a traditional home.Located in the mature and highly desirable community of Scenic Acres, you'll enjoy excellent access to shopping, transit, parks and pathways, along with quick connections to Crowchild Trail and Stoney Trail. Adding to the setting, enjoy VIEWS DOWN THE STREET toward COP and across the BOW RIVER VALLEY -- a great reminder of the elevated northwest ...

Bedroom 12.83 Ft x 10.08 Ft
Recreational, Games room 20.50 Ft x 18.67 Ft
Other 13.25 Ft x 6.17 Ft
Living room 15.75 Ft x 15.92 Ft
Dining room 13.83 Ft x 12.08 Ft
Kitchen 12.17 Ft x 6.92 Ft
Primary Bedroom 17.50 Ft x 13.83 Ft
5pc Bathroom 10.33 Ft x 10.08 Ft
Bedroom 13.58 Ft x 13.25 Ft
4pc Bathroom 10.33 Ft x 5.00 Ft

Listing Presented By:



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Breakfast 11.67 Ft x 10.75 Ft