



# 1165 Hunterston Hill Calgary Alberta

\$529,800

Back to Market! VIEW! VIEW! VIEW! This ready to move-in condition bungalow, with walk-out basement, is located in one of the best locations: close to Nose Hill park, bike paths, off leash areas, schools and all the shops & restaurants at the new Deerfoot City. In addition, the home has easy access to transit & is only 15 mins to downtown. Your new bungalow home has over 2200 sq ft of developed living space, 4 beds, 2 full baths & a fully developed walk-out basement. The main floor has beautiful hardwood floors, vaulted ceilings, and a a few yrs old kitchen featuring quartz counter tops, fixtures/hardware, white subway tile & stainless steel appliances. The updates also include a few yrs old flooring, multiple a few yrs old windows, updated 3 piece bath on the main floor and an updated lower entertainment area. Fully finished basement offers a bed room, full bath, and a beautiful bar with wine fridge. Enjoy your morning coffee on the sunny east facing big deck(32' x 10') that was reinforced in 2013. In addition your homes comes with a newer roof (2013), furnace (2015), & updated electrical professionally done (2013). Quick possession day is available! (id:6769)

Bedroom 15.75 Ft x 10.25 Ft  
3pc Bathroom 11.00 Ft x 4.83 Ft  
Family room 14.58 Ft x 19.17 Ft  
Storage 5.83 Ft x 7.58 Ft  
Living room 19.17 Ft x 13.00 Ft  
Dining room 11.00 Ft x 7.33 Ft

Primary Bedroom 13.58 Ft x 11.58 Ft  
Bedroom 11.25 Ft x 7.83 Ft  
Bedroom 11.92 Ft x 7.83 Ft  
3pc Bathroom 13.50 Ft x 4.92 Ft  
Kitchen 11.25 Ft x 9.17 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca