



12 Riverwood Crescent Calgary Alberta

\$674,900

OPEN HOUSE Sat Jan 4th, 1-3:30pm... Welcome to this beautifully upgraded home in the sought-after community of Riverbend, featuring 4 bedrooms, 4.5 bathrooms, and a thoughtfully designed layout perfect for families. The bright and spacious main floor offers both comfort and functionality, with a welcoming living room, a formal dining room, and a cozy family room complete with a fireplace--ideal for entertaining or relaxing. The upgraded kitchen is a chef's dream, showcasing stainless steel appliances, granite countertops, a large island for meal prep or casual dining, and a generously sized pantry for all your storage needs. The main floor boasts a mix of laminate and hardwood flooring for a stylish yet durable finish, along with a convenient laundry room and a 2-piece bathroom for easy daily living. Upstairs, the second floor provides a tranquil retreat. The primary bedroom features a 4-piece ensuite bathroom, perfect for relaxing after a long day. Two additional bedrooms offer ample space for family or guests, and a shared 4-piece bathroom ensures convenience for all. The fully finished basement offers even more living space to suit your lifestyle. A versatile flex area can be used as a playroom, home office, or gym. The basement also features a theatre room equipped with a projector, screen, and home speakers, creating the ultimate setup for movie nights. Plush carpeting throughout adds warmth and comfort. Additionally, the basement includes an infrared sauna for the ultimate in relaxation, as well as an extra bedroom and bathroom--ideal for hosting guests... Step outside to a fully fenced backyard designed for outdoor enjoyment. The spacious deck is perfect for summer BBQs and gatherings. The yard also features a dedicated trailer parking space, offering additional functionality for your lifestyle. The front of the home is enhanced by permanent outdoor lighting...

Recreational, Games room 14.92 Ft x 24.92 Ft

Media 14.83 Ft x 10.92 Ft

Bedroom 8.67 Ft x 15.08 Ft

3pc Bathroom 7.67 Ft x 4.92 Ft

Living room 14.42 Ft x 18.42 Ft

Dining room 12.50 Ft x 8.50 Ft

Laundry room 8.83 Ft x 5.83 Ft

2pc Bathroom 5.08 Ft x 4.92 Ft

Primary Bedroom 13.00 Ft x 14.17 Ft

Bedroom 9.33 Ft x 12.58 Ft

Bedroom 9.33 Ft x 14.50 Ft

4pc Bathroom 5.67 Ft x 7.92 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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RE/MAX Realty Professionals

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Kitchen 12.50 Ft x 9.33 Ft

4pc Bathroom 5.67 Ft x 7.58 Ft

Family room 12.50 Ft x 8.50 Ft