



1315 Lake Michigan Crescent Calgary Alberta \$799,900

A thoughtfully, well-designed two-storey home with numerous improvements and upgrades is now available in the very desirable SE community of Bonavista Downs. This is a unique home in that it features two garages. The first is a front-facing, single (21'x12'), attached, insulated and heated garage with upgraded wiring, and finished interior which includes shelving. The front rubber-paved driveway offers additional parking. The second is an oversized double (25' x 28'), heated, detached garage accessed from the paved alley, and has a finished interior which includes shelving, cabinets, and a workbench and is wired for 220 volts. Three bedrooms, 3.5 baths and 2,250 sq. ft. of living space on three levels. Upon entering the tiled foyer, the natural light flowing in from the upgraded triple pane windows on all sides is remarkable. Motorized window blinds allow you to control the light factor. The main floor is comprised of living room, dining room and kitchen and has warm hard wood floors throughout. To the left is the living room with woodburning, stone surround fireplace and enough space to experiment with various furniture configurations. The rear deck is accessed via French doors in the living room. To the right of the foyer is the dining room with ample room for entertainment and is adjacent to the kitchen. Cream cabinetry and plenty of it in the kitchen is a beautiful contrast to the dark granite countertops and tiled backsplash. Gleaming stainless appliances and a pantry add to the efficiency. A 2-pc. bath completes the main level. Moving upstairs, there is a combination of hardwood and laminate flooring. The primary bedroom is large and sunny with the benefit of a newly added walk-through closet and 4-pc. ensuite (double vanity). Two additional bedrooms, both with generous-sized closets, share a 4-pc. bath. The basement has been attractively finished and featur...

4pc Bathroom 6.17 Ft x 8.25 Ft
4pc Bathroom 6.00 Ft x 12.17 Ft
Bedroom 8.92 Ft x 11.67 Ft
Bedroom 11.42 Ft x 11.67 Ft
Primary Bedroom 12.50 Ft x 12.17 Ft
Other 3.92 Ft x 12.17 Ft

Office 10.58 Ft x 18.58 Ft
Recreational, Games room 21.83 Ft x 11.33 Ft
Furnace 4.75 Ft x 6.42 Ft
2pc Bathroom 6.08 Ft x 3.08 Ft
Dining room 10.33 Ft x 11.58 Ft
Kitchen 13.50 Ft x 12.17 Ft
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3pc Bathroom 7.92 Ft x 5.58 Ft

Living room 23.08 Ft x 12.00 Ft

Laundry room 10.92 Ft x 12.25 Ft