

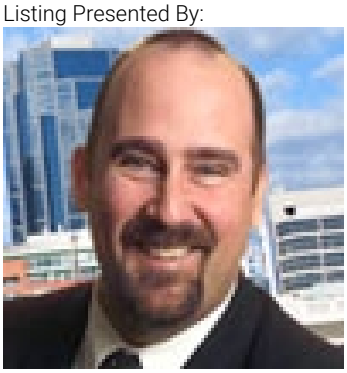
# 154 Amblefield Terrace Calgary Alberta

$499,900

Welcome to this modern 3-bedroom townhome in the growing NW community of Ambleton. With a main-floor den, 2.5 bathrooms, and a double attached garage, this home gives you the space and flexibility to settle in and grow.The entry level features a versatile den that can be used as a home office, playroom, or guest space. Upstairs, the bright open-concept layout makes everyday living easy. The kitchen includes quartz countertops, a central island, and a pantry, with plenty of room to cook, gather, and entertain. The dining and living areas flow out to the east-facing balcony, while a convenient half bath completes the level.On the top floor, the primary bedroom enjoys morning sun and includes a dual-sink ensuite with a stand-up shower. Two additional bedrooms, a full 4-piece bathroom, and upper-floor laundry offer the convenience every household needs.Located close to parks, ponds, pathways, and a future school site, this is an excellent opportunity to enjoy low-maintenance living in one of Calgary's newest NW communities. (id:6769)

2pc Bathroom 5.25 Ft x 4.92 Ft
Dining room 14.83 Ft x 8.83 Ft
Kitchen 12.50 Ft x 10.42 Ft
Living room 14.42 Ft x 12.83 Ft
4pc Bathroom 8.58 Ft x 5.00 Ft
4pc Bathroom 10.83 Ft x 5.08 Ft
Bedroom 8.50 Ft x 12.25 Ft
Bedroom 9.33 Ft x 10.50 Ft
Primary Bedroom 14.67 Ft x 12.75 Ft
Foyer 5.00 Ft x 11.75 Ft
Den 9.17 Ft x 7.42 Ft
Furnace 6.83 Ft x 3.92 Ft

Listing Presented By:



Originally Listed by:
Real Broker

http://www.darealtygroup.ca/

**RE/MAX Realty Professionals**

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

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