



# 168 Oakcliffe Place Calgary Alberta

\$800,000

Rare Find in Oakridge! South Backing Bungalow with Modern Updates and Prime Location! Nestled in a serene cul-de-sac location in the highly sought-after community of Oakridge, this exceptional south-backing bungalow is a true gem. Spanning 1,544 sq. ft. above grade, with a fully finished basement, this home sits on a generous 58 ft x 110 ft treed lot, offering both space and privacy in a quiet, family-friendly neighborhood. Outdoor enthusiasts rejoice! Oakridge is located along the picturesque Glenmore Reservoir and the Weaselhead Natural Area, providing endless opportunities for boating, hiking, and nature exploration. Easy access to Stoney Trail makes weekend mountain getaways a breeze. Step inside to discover an inviting home with open-beam design and a sunken living room feature with a feature brick facing fireplace that exudes warmth and character. The kitchen is equipped with newer stainless steel appliances, quartz countertops, and ample storage. The spacious primary bedroom features a full ensuite bathroom, which was beautifully renovated in 2013. With three bedrooms on the main floor and a fourth in the basement, this home offers plenty of space for family and guests. The fully finished basement, renovated in 2015, includes a separate entrance from the back of the home, adding versatility for future potential. The south exposed backyard is a private oasis, shaded by mature trees and complete with a large deck, perfect for entertaining. Recent updates ensure peace of mind, including new shingles (2018), a new furnace and humidifier (2019), and modern renovations throughout. The home is ideally located near the Louis Riel Elementary & Junior High, home to the esteemed Science Program and GATE Program, making it an excellent choice for families that value academic excellence. Don't miss out on this rare opportunity to own a beautifully updated home in one of Oakri...

2pc Bathroom 5.33 Ft x 4.50 Ft

Bedroom 12.17 Ft x 11.25 Ft

Family room 8.25 Ft x 12.08 Ft

Recreational, Games room 23.25 Ft x 28.00 Ft

Storage 13.75 Ft x 15.17 Ft

3pc Bathroom 10.00 Ft x 5.50 Ft

4pc Bathroom 7.83 Ft x 4.92 Ft

Bedroom 9.83 Ft x 10.50 Ft

Bedroom 14.25 Ft x 10.42 Ft

Primary Bedroom 11.33 Ft x 14.33 Ft

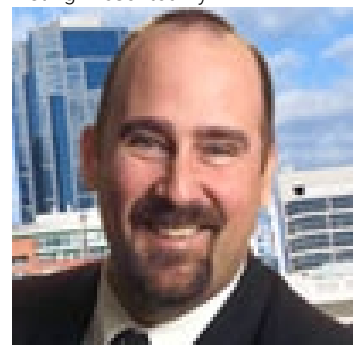
Dining room 12.00 Ft x 9.92 Ft

Family room 14.58 Ft x 12.75 Ft

Kitchen 14.83 Ft x 10.00 Ft

Living room 18.42 Ft x 12.42 Ft

Listing Presented By:



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