



# 172 Mt Allan Circle Calgary Alberta

\$499,900

Welcome to this beautifully updated four-level split, offering 1,930 sq. ft. of thoughtfully designed living quarters across all levels. Combining style and functionality, this home boasts an inviting open-concept main floor with vaulted ceilings that create a bright and airy atmosphere. The upgraded white kitchen is a standout feature, showcasing modern granite countertops, a white tile backsplash, and a sleek stainless steel sink. Newer stainless steel appliances add both convenience and a contemporary touch, while updated laminate flooring throughout the main and third levels enhances the home's appeal. On the third level, a spacious family room provides the perfect space for relaxing or entertaining. It features an electric fireplace, two large windows that bring in natural light, and a convenient three-piece bathroom. The upper level offers three generously sized bedrooms and two full bathrooms, including a primary suite with room for a king-sized bed and a four-piece ensuite for added comfort. The fourth level includes a finished multipurpose room, ideal as a games room or an additional bedroom (window not to code for bedroom use). Throughout the home, modern paint colors and stylish finishes tie everything together beautifully. Step outside to the fenced backyard, complete with a deck for outdoor enjoyment. The home is situated on a lovely tree-lined street and conveniently located close to Mountain Park School (grades 5-9), this home is a perfect fit for families or anyone seeking a balance of modern updates and timeless charm. Ideal home for the first time buyer with a growing family. (id:6769)

4pc Bathroom 5.00 Ft x 7.67 Ft

4pc Bathroom 9.75 Ft x 4.92 Ft

Bedroom 9.75 Ft x 8.83 Ft

Bedroom 9.83 Ft x 11.75 Ft

Primary Bedroom 10.75 Ft x 13.67 Ft

3pc Bathroom 8.17 Ft x 5.75 Ft

Recreational, Games room 19.92 Ft x 21.83 Ft

Exercise room 13.33 Ft x 14.50 Ft

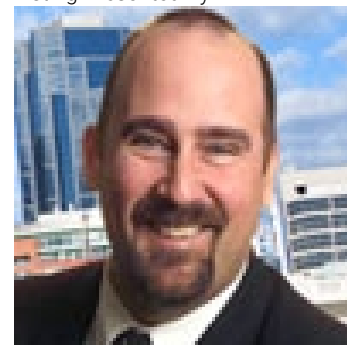
Storage 11.42 Ft x 9.25 Ft

Dining room 12.42 Ft x 10.17 Ft

Kitchen 8.67 Ft x 10.00 Ft

Living room 14.83 Ft x 12.25 Ft

Listing Presented By:



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