



# 219 Lake Wood Place Calgary Alberta

\$1,049,900

Welcome to a rare opportunity to own in the highly sought-after lake community of Lake Bonavista, one of Calgary's most established and desirable neighbourhoods. This beautifully maintained and spacious bungalow offers over 1,900 square feet on the main level and reflects pride of ownership throughout. Tucked away on a quiet cul-de-sac, the home sits on a large, pie-shaped southwest-facing backyard, providing exceptional privacy and outdoor enjoyment. Filled with natural light from expansive windows and featuring hardwood flooring through much of the main level, this home delivers warmth and comfort at every turn. The thoughtfully designed main floor includes separate living and dining rooms, a generously sized family room with a cozy gas fireplace, and an open kitchen with ample workspace and functionality. A four-season sunroom with in-floor heating creates the perfect year-round retreat. Three bedrooms are located on the main level, including a spacious primary suite complete with a private 3-piece ensuite, along with an additional 2-piece bathroom for guests. The fully developed lower level expands your living space with a fourth bedroom, (Not Egress Window), a massive recreation room featuring a pool table and second fireplace, a 4-piece bathroom, laundry area, and abundant storage. The exterior is equally well cared for, new parking and gutters in the last two years, and the heated and insulated double attached garage offers convenient parking and additional storage. Ideally located close to the lake, excellent schools, parks, playgrounds, shopping, dining, and just minutes from major routes, Southcentre Mall, and the LRT. Don't miss this exceptional opportunity--call today to book your private viewing! (id:6769)

- Family room 31.08 Ft x 14.75 Ft
- Recreational, Games room 16.83 Ft x 13.17 Ft
- 5pc Bathroom 13.42 Ft x 8.83 Ft
- Laundry room 13.42 Ft x 12.75 Ft
- Storage 11.92 Ft x 11.92 Ft
- Bedroom 13.92 Ft x 12.75 Ft
- Living room 13.58 Ft x 13.50 Ft

- Family room 15.08 Ft x 12.83 Ft
- Sunroom 25.58 Ft x 11.92 Ft
- Primary Bedroom 14.00 Ft x 12.83 Ft
- Other 7.83 Ft x 7.67 Ft
- 3pc Bathroom 8.08 Ft x 7.67 Ft
- 2pc Bathroom 5.50 Ft x 4.92 Ft
- Bedroom 11.33 Ft x 10.17 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate (Mountain View)

<http://www.jthay.com/>

**RE/MAX Realty Professionals**

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Dining room 11.92 Ft x 11.00 Ft

Other 15.42 Ft x 11.08 Ft

Bedroom 9.92 Ft x 9.58 Ft

Foyer 13.92 Ft x 5.00 Ft