



34 Arbour Stone Rise Calgary Alberta

\$684,900

Step into the vibrant community of Arbour Lake nestled in the charming northwest corner of Calgary. Here, you'll discover a neighborhood that has it all - from the four-season private lake, lush parks and winding pathways to convenient transit options, terrific schools, and shopping that's just a leisurely stroll away. Behold these impeccable 2076 sq ft of total developed space, a 4-bedroom haven with a fully finished basement that's nestled on a serene street where whispers carry further than noise. A mere skip away from a playground, this home is a rarity in its immaculate condition, backing directly onto green space, this home takes the stress out of your moving equation. With a fully fenced and meticulously landscaped yard, fresh carpets, and pristine upkeep, you'll be basking in the summer sun instead of wrestling with fixes, brushes, and tools. Commute worries be gone! With easy access to transit, Crowchild Trail and Stoney Trail, you'll have Calgary at your fingertips. The main floor is your entertaining haven, a kitchen designed with family gatherings in mind - spacious enough for culinary artistry, yet close enough to the action in the living and dining domains. Speaking of the living room, it's your tranquil oasis, a space to escape and rejuvenate while the little one's revel in their TV kingdom. The family room opens to a private deck and sunny backyard - ready for summer fun and housewarming BBQs. Ascend the stairs to spacious bedrooms, each a haven of comfort with ample closets and easy access to the main bath. The primary bedroom offers an ample walk-in closet, plus an ensuite bath for those moments of indulgence. The lower level unveils a sprawling rec room - think movie nights and laughter. Need a quiet corner to work from home or host guests? There's a fourth bedroom that is up for the challenge. Imagine having a beautifully landscaped backyard tha...

Family room 19.17 Ft x 14.00 Ft
 Bedroom 13.58 Ft x 12.83 Ft
 Furnace 13.67 Ft x 12.67 Ft
 Storage 6.33 Ft x 4.50 Ft
 Kitchen 14.25 Ft x 9.75 Ft
 Dining room 12.00 Ft x 10.08 Ft

2pc Bathroom 7.42 Ft x 3.08 Ft
 Primary Bedroom 14.42 Ft x 12.00 Ft
 4pc Bathroom 8.00 Ft x 5.08 Ft
 Bedroom 14.58 Ft x 10.42 Ft
 Bedroom 11.75 Ft x 10.08 Ft
 4pc Bathroom 10.08 Ft x 5.92 Ft

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