



# 34 Currie Street Calgary Alberta

\$734,895

Welcome to Billy - newly built townhomes in Currie, by Anthem Properties. New Construction with estimated completion in Spring/Summer 2025. 4-bedroom townhome or 3 plus large den. High quality construction and many inclusions in the home; quartz counters in kitchen and bathrooms, LVT flooring throughout main living area, 9' ceilings on main living area, plenty of storage space, oversized kitchen, oversized balcony, plus additional front patio space. AC rough in and all window coverings are included! Upper floor washer and dryer are included, as well as full kitchen appliance package including gas range and chimney hood fan. Oversized double car attached garages for your convenience. The home boasts huge, oversized windows, many of them opening to allow in fresh air and sunlight. Experience the best of Currie, with top-rated schools, parks (including dog park), restaurants, heritage buildings, innovative mixed-use spaces, and just an 8-minute drive to downtown. (Note: Photos are of a show home with similar layout and may not accurately represent property for sale. Exterior render is illustrative). (id:6769)

Other 4.42 Ft x 7.75 Ft  
Bedroom 9.67 Ft x 7.17 Ft  
Living room 9.75 Ft x 14.75 Ft  
2pc Bathroom 4.25 Ft x 8.58 Ft  
Other 19.17 Ft x 6.08 Ft  
Dining room 9.33 Ft x 11.08 Ft  
Kitchen 8.75 Ft x 14.42 Ft

Primary Bedroom 9.67 Ft x 10.33 Ft  
4pc Bathroom 4.92 Ft x 10.75 Ft  
Laundry room 3.17 Ft x 6.08 Ft  
4pc Bathroom 4.92 Ft x 7.83 Ft  
Bedroom 8.75 Ft x 8.25 Ft  
Bedroom 8.75 Ft x 8.92 Ft

Listing Presented By:



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Ally Realty

<https://hudsonrealestate.ca/>

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