



## 348 MCKENZIE TOWNE Link Calgary Alberta

\$449,900

WELCOME to this 2 Storey Townhouse that has 1391.74 Sq Ft of Developed Living Space incl/Single Attached Garage, Patio, 3 Bedrooms, 1 1/2 Bathrooms across from the Inverness Pond, Pathways, + steps away from High Street in the 'Small Town Charm' in the VIBRANT Community of MCKENZIE TOWNE!!! Driving down this QUAIN street you will be greeted by this HOME w/GREAT Curb Appeal incl/Low Maintenance, + White Picket Fencing. The South-East Patio is PERFECT for Lounging outside whether for having LOVED ONES over for a BBQ or watching the Starry Night. Inside the BRIGHT Foyer, you will see the 9'9" Ceilings, the NEW Carpet, + NEUTRAL colored Paint, + the DEN w/HUGE window allowing in ample NATURAL LIGHT. A few stairs will lead you into the SPACIOUS Living Room, + Dining Room, perfect for intimate gatherings w/FAMILY+ FRIENDS as you make MEMORIES together. Steps away are the OPEN CONCEPT, WELL-EQUIPPED Kitchen, boasting NEW STAINLESS STEEL Appliances, MAPLE Cabinetry, + a PANTRY for STORAGE. A 2 pc Bathroom is CONVENIENT at the bottom of the staircases leading to the Upper Level, + Basement Level. Heading to the Upper level showcases the PRIMARY Bedroom for a PEACEFUL rest, complete w/WALK-IN CLOSET, as well as TWO MORE nearly identical GOOD-SIZED Bedrooms. A 4-piece Bath incl/SOAKER Tub making it ideal for soaking away stress in a TRANQUIL setting after a long day. It separates the Primary suite from the other bedrooms giving some Privacy. The Full Basement Level features a LARGE UTILITY/STORAGE, + LAUNDRY ROOM providing plenty of space for all your needs with DIRECT access into the Garage. ENJOY the nearby Pond, Pathways, Green Spaces, Parks, Playgrounds, Coffee Shops, Gyms, Schools, + More!!! McKenzie Towne has a sense of Community Spirit incl/Events, + Programs, + Urban Convenience w/Amenities. EASY ACCESS to Public Transit, Stoney Trail, + Deerfoot Trail for your com...

Primary Bedroom 13.42 M x 13.25 M

Other 7.42 M x 5.33 M

Bedroom 10.50 M x 9.00 M

Bedroom 9.42 M x 9.25 M

4pc Bathroom 9.17 M x 4.83 M

Furnace 11.25 M x 9.92 M

Living room 14.00 M x 13.50 M

Kitchen 11.67 M x 9.50 M

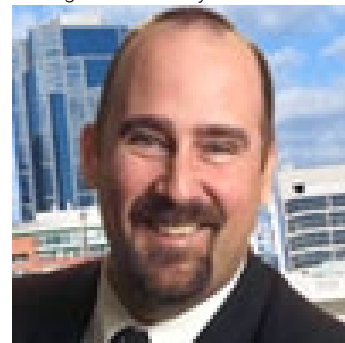
Dining room 9.17 M x 8.83 M

Foyer 5.25 M x 4.25 M

Den 11.83 M x 8.25 M

2pc Bathroom 7.00 M x 2.58 M

Listing Presented By:



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