



## 356 River Rock Circle Calgary Alberta

\$575,000

Welcome to this charming 2-storey home in the heart of Riverbend, a community known for its convenient location and natural beauty. This warm and inviting residence features hardwood floors throughout and stunning bay windows that bathe the interiors in natural light. As you step inside, you'll be greeted by the first living room down the hall is a sleek kitchen with upgraded appliances and abundant cabinet space, this backs onto a second living area with its grand ceiling and floor-to-ceiling windows, complete with a cozy fireplace. The main floor also has a convenient half bath and a laundry room. Upstairs, the home offers three comfortable bedrooms, including a spacious master suite, and a full bathroom. The finished basement provides an additional large bedroom, another full bathroom, ample storage, and versatile living space. The expansive backyard is perfect for entertaining, featuring a beautiful deck ready for your BBQ, and three storage sheds for all your outdoor needs. Off-street parking includes a side drive and a gravel pad that can accommodate three vehicles, with room for a future double detached garage. (id:6769)

Family room 10.42 Ft x 10.08 Ft  
Furnace 20.17 Ft x 7.92 Ft  
Storage 5.58 Ft x 3.67 Ft  
Bedroom 13.42 Ft x 9.92 Ft  
3pc Bathroom 9.92 Ft x 4.42 Ft  
Living room 16.92 Ft x 11.17 Ft  
Kitchen 11.42 Ft x 9.17 Ft  
Breakfast 9.50 Ft x 6.75 Ft  
Dining room 7.92 Ft x 7.67 Ft

Family room 15.17 Ft x 11.25 Ft  
Laundry room 6.50 Ft x 5.25 Ft  
2pc Bathroom 5.17 Ft x 5.00 Ft  
Other 11.92 Ft x 5.25 Ft  
Foyer 5.75 Ft x 4.25 Ft  
Primary Bedroom 14.58 Ft x 9.92 Ft  
Bedroom 9.25 Ft x 8.92 Ft  
Bedroom 8.92 Ft x 7.92 Ft  
4pc Bathroom 9.00 Ft x 4.92 Ft

Listing Presented By:



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#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca