

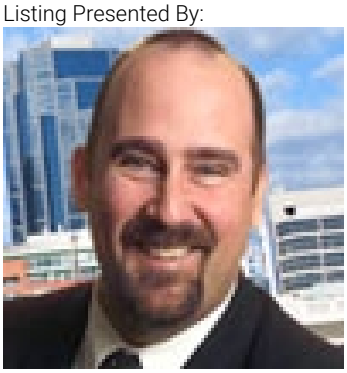
3909 Point Mckay Road Calgary Alberta

$688,000

Welcome to this BEAUTIFULLY RENOVATED townhouse in the sought-after community of Point McKay, offering an exceptional combination of MODERN UPDATES, PRIVACY, & direct ACCESS TO NATURE. Ideally positioned BACKING onto GREENSPACE, with TENNIS COURTS & PATHWAYS along the BOW RIVER, this home offers a rare lifestyle opportunity just minutes from downtown. Featuring NEW WINDOWS, luxury vinyl plank flooring, FRESH PAINT, & an inviting design. The spacious living room showcases SOARING VAULTED CEILINGS, a WOOD-BURNING FIREPLACE with gas log lighter, & NEW PATIO DOORS opening onto a west-facing deck. The low maintenance COMPOSITE DECK is perfect for outdoor entertaining with a gas line for the BBQ & features a convenient gate with direct access to the greenspace.The dining room is enhanced by OPEN RAILINGS overlooking the living room, creating a bright and airy connection between the spaces. The RENOVATED KITCHEN features NEW APPLIANCES, QUARTZ countertops, a breakfast bar with seating, and a BAR FRIDGE--ideal for both everyday living and entertaining. Convenient laundry with built-in shelving for added storage complete this level. Upstairs, the spacious PRIMARY BEDROOM enjoys PEACEFUL VIEWS over the greenspace, with a glimpse of the river. The RENOVATED 3PC ENSUITE features a beautifully tiled shower with glass door. Two additional bedrooms, both with large windows, share a 2nd RENOVATED 4PC bathroom. The FINISHED BASEMENT provides excellent flexibility and is currently set up as a gym, but could easily be transformed into a home office, or den. Additional highlights include a HEATED GARAGE, extensive PROFESSIONAL RENOVATIONS, NEW FURNACE, NEW WINDOWS, & thoughtfully updated finishes throughout. Step outside & enjoy an unparalleled OUTDOOR LIFESTYLE with pathways & TENNIS COURTS at your doorstep, with river access just moments away. BIKING & PATHWAY connections make it ea...

Living room 18.75 Ft x 12.58 Ft
Dining room 18.67 Ft x 9.67 Ft
Kitchen 13.25 Ft x 11.33 Ft
Laundry room 7.08 Ft x 5.08 Ft
2pc Bathroom 5.00 Ft x 4.67 Ft
3pc Bathroom 7.42 Ft x 4.92 Ft
Bedroom 11.17 Ft x 9.58 Ft
Bedroom 14.08 Ft x 8.58 Ft
4pc Bathroom 8.67 Ft x 5.08 Ft
Den 12.50 Ft x 11.17 Ft

Listing Presented By:



Originally Listed by:
eXp Realty

http://www.ashleerealestate.com/

RE/MAX Realty Professionals

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

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

Primary Bedroom 16.33 Ft x 11.17 Ft

Foyer 13.42 Ft x 6.75 Ft