

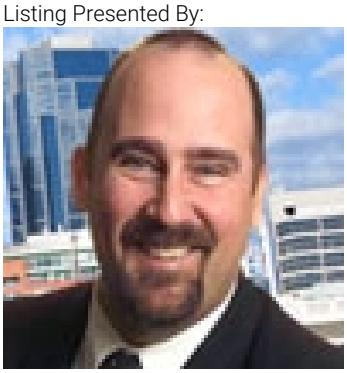
407 Point Mckay Garden Calgary Alberta

$518,900

Step away from the Bow River and into the welcoming community of Point McKay. This bright and beautifully maintained 3-bedroom, 2.5-bathroom 4-plex offers a warm and inviting home layout for both families and working professionals with active lifestyles. The spacious and inviting living room featuring soaring vaulted ceilings, expansive floor-to-ceiling windows, and a rustic brick-faced wood-burning fireplace that creates a warm and welcoming atmosphere. The sun-filled kitchen is beautifully enhanced by natural light streaming through the windows, creating a bright and cheerful space for cooking and gathering. A separate dining room provides an elegant setting for family meals and entertaining, while the cozy breakfast nook offers the perfect spot to enjoy your morning coffee and breakfast. The upper level offers a generous primary bedroom with a full ensuite, along with two additional well-sized bedrooms. The lower level provides excellent versatility with a dedicated laundry area complete with washer and dryer, additional storage under the stair and in the furnace / utility room.Numerous important updates provide peace of mind, hot water tank replaced in 2020, and a brand-new roof installed in 2021.Enjoy the convenience of an oversized heated single garage with storage space for bikes, skis, camping equipment. Outdoor enthusiasts will appreciate the easy access to Edworthy Park and the surrounding river pathways. This outstanding inner-city location is also close to the Children's Hospital, Foothills Hospital, the University of Calgary, Market Mall, Kensington's shops and restaurants, major transportation routes, and countless amenities.Book your private showing today ! (id:6769)

Bedroom 9.33 Ft x 10.50 Ft
Bedroom 9.50 Ft x 11.42 Ft
4pc Bathroom 7.75 Ft x 7.75 Ft
Primary Bedroom 11.25 Ft x 13.92 Ft
4pc Bathroom 7.42 Ft x 5.92 Ft
Laundry room 3.83 Ft x 7.92 Ft
Storage 6.92 Ft x 8.17 Ft
Furnace 12.33 Ft x 12.42 Ft
Living room 19.25 Ft x 12.75 Ft
Other 4.58 Ft x 10.08 Ft
Other 7.92 Ft x 7.75 Ft
Kitchen 11.33 Ft x 11.08 Ft
Dining room 11.42 Ft x 10.92 Ft
2pc Bathroom 5.00 Ft x 4.50 Ft

Listing Presented By:



Originally Listed by:
Homecare Realty Ltd.

RE/MAX Realty Professionals

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