



## 435 Silverado Plains Circle Calgary Alberta

\$564,900

Picture yourself in this marvelous Excel Homes two storey in the popular family community of Silverado & you'll know you are home! Available for quick possession, with a total of 4 bedrooms & 1.5 bathrooms, upgraded vinyl plank floors, detached 2 car garage & located on this quiet street within minutes to neighbourhood schools, shopping & Spruce Meadows. Fantastic open concept main floor featuring South-facing living room with fireplace, great-sized dining room & terrific kitchen with island, plenty of cabinet space & black/stainless steel appliances. Upstairs there are 3 sunny bedrooms & full bathroom; all the bedrooms have excellent closet space & the primary bedroom has a walk-in closet. The lower level - with roughed-in plumbing for another bathroom, is finished with a 4th bedroom, laundry with Frigidaire washer & dryer, plus extra space for storage. The backyard is fully fenced & landscaped, complete with a 2-level deck with pergola & your oversized 2 car garage. Additional features include central vacuum system, new roof in 2023 & new siding in 2023. A truly wonderful home simply perfect for the young & growing family, with all the conveniences & amenities at your fingertips...parks & transit, shopping, LRT, schools & so much more! (id:6769)

Bedroom 19.08 Ft x 8.42 Ft  
Laundry room Measurements not available  
2pc Bathroom Measurements not available  
Living room 15.08 Ft x 13.17 Ft  
Dining room 14.08 Ft x 7.83 Ft

Kitchen 12.67 Ft x 8.00 Ft  
4pc Bathroom Measurements not available  
Primary Bedroom 14.00 Ft x 10.42 Ft  
Bedroom 12.75 Ft x 8.92 Ft  
Bedroom 9.75 Ft x 9.25 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

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