



44 Templehill Drive Calgary Alberta

\$550,000

Situated in a spectacular location - across from a schoolyard, ball diamonds, playgrounds and an expansive pathway system, this beautifully updated multi-level home perfectly blends everyday comfort with functional elegance. Step inside to an inviting open-concept main floor featuring a grand entry, rich hardwood flooring throughout, and a bright living room anchored by a stunning wood burning, rock-finished corner fireplace and framed by generous windows that flood the space with natural light. The renovated kitchen, equipped with sleek stainless steel appliances, will impress the Chef in Your Family, connects to a spacious dining room designed effortlessly for entertaining. Upstairs, the tranquil primary suite offers a private two-piece ensuite, accompanied by two additional well-sized bedrooms and a stylish four-piece bath. The fully repainted interior extends down to a versatile third level, where there is a cozy den but can easily transition back into a fifth bedroom plus a Family Room for TV/ Games Night or a Wonderful play area. A fourth level provides even more living space with an additional bedroom, and dedicated laundry and utility rooms featuring a NEW FURNACE and HOT WATER TANK Complete with all-NEW WINDOWS and EXTERIOR DOORS, the home opens out to a superb, fully fenced backyard with a ground-level patio deck--ideal for outdoor gatherings--alongside the added convenience of a double detached garage. Great Street and has Wonderful Neighbour's who will make You know You made the right choice - Call Your Favourite Realtor today for a Private Showing ! (id:6769)

2pc Bathroom .00 Ft x .00 Ft

4pc Bathroom .00 Ft x .00 Ft

Bedroom 9.92 Ft x 11.42 Ft

Bedroom 9.00 Ft x 14.75 Ft

Primary Bedroom 14.00 Ft x 12.17 Ft

Recreational, Games room 10.83 Ft x 23.83 Ft

Storage 9.42 Ft x 5.50 Ft

Furnace 9.33 Ft x 15.00 Ft

Bedroom 9.00 Ft x 10.58 Ft

4pc Bathroom .00 Ft x .00 Ft

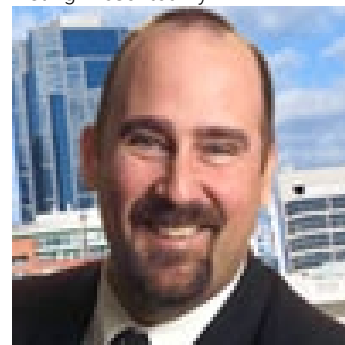
Family room 17.50 Ft x 18.83 Ft

Dining room 9.00 Ft x 12.00 Ft

Kitchen 12.17 Ft x 11.92 Ft

Living room 18.33 Ft x 13.00 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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