

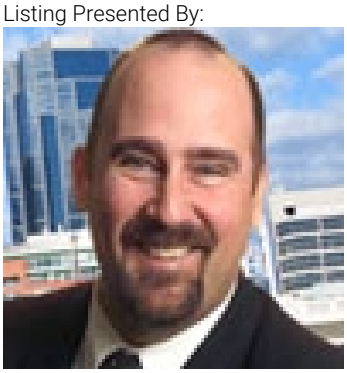
48 Arbour Wood Place Calgary Alberta

$668,800

HOME SWEET HOME! Welcome to this FULLY UPGRADED Bi-level family home with a FULLY DEVELOPED BASEMENT perfectly located in the sought-after lake community of Arbour Lake! This incredibly stylish and contemporary home has been FULLY RENOVATED FROM TOP TO BOTTOM including a new roof, triple pane windows, new custom kitchen, luxury vinyl plank flooring, fresh paint, furnace (2025), hot water tank (2025), new deck and NO POLY B. You will fall in love with the flawless, bright layout offering 5 bedrooms, 2.5 bathrooms and 2,333+ SQFT of breathtaking living space throughout. The main floor features include a bright foyer, formal dining area, spacious living room with oversized bay windows drenching the space in natural sunlight, a trendy breakfast nook with access to the back deck and the NEWLY UPGRADED gourmet chef's kitchen highlighted by gleaming quartz countertops, full appliances, ample cabinet, counter space and a convenient pantry. Completing this floor is a beautiful 4 piece bathroom, as well as 3 great-sized bedrooms including the primary retreat with a spa-like 3 piece ensuite bathroom and walk-in closet. Downstairs offers you amazing additional living space with a fully finished basement complete with a huge family room/recreation room with a stylish cozy stone fireplace, a large bedroom, another room that could be utilized as den/home office or additional bedroom, sophisticated 4 piece bathroom, tons of storage space and a laundry room . Outside boasts a double attached garage with additional driveway parking and your large backyard offering the private oasis you have been searching for with a deck that's perfect for BBQ'ing and entertaining and a fully fenced backyard that's landscaped with mature trees. Living in Arbour Lake provides you with exclusive access for all the recreational activities you could imagine- swimming, boating, ice skating, and pathway s...

4pc Bathroom 4.92 Ft x 8.25 Ft
Bedroom 10.50 Ft x 10.67 Ft
Bedroom 13.58 Ft x 11.08 Ft
Recreational, Games room 13.92 Ft x 26.83 Ft
Storage 6.92 Ft x 7.17 Ft
Other 11.92 Ft x 8.00 Ft
Bedroom 9.42 Ft x 9.92 Ft
Bedroom 11.58 Ft x 11.17 Ft
Dining room 10.33 Ft x 12.17 Ft
Kitchen 11.17 Ft x 15.33 Ft

Listing Presented By:



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Century 21 Bamber Realty LTD.

http://www.homesweethometeam.ca/

RE/MAX Realty Professionals

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

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

Furnace 11.42 Ft x 24.50 Ft

3pc Bathroom 4.92 Ft x 8.58 Ft

4pc Bathroom 4.92 Ft x 8.17 Ft

Living room 13.08 Ft x 13.25 Ft

Primary Bedroom 12.83 Ft x 11.83 Ft