

# 623 Cantrell Place Calgary Alberta

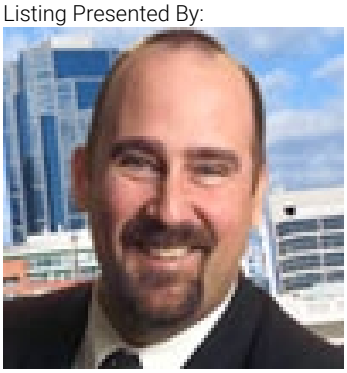
$685,000

Welcome home to this beautifully upgraded bi-level nestled on a quiet family-friendly cul-de-sac in one of Calgary's most convenient locations. This thoughtfully designed 4-bedroom home offers exceptional separation of living space, making it an ideal choice for growing families or multi-generational living for privacy and flexibility. Every level has been tastefully updated, creating a move-in-ready home you'll be proud to call your own. Enjoy year-round comfort in the four-season sunroom, the perfect place to unwind with a book and enjoy your morning coffee or simply relax while overlooking the beautifully landscaped west-facing backyard. Designed with a Zen-inspired feel, the yard is both peaceful and low maintenance, allowing you to spend more time enjoying it and less time maintaining it. The rear deck has 220 service to have a hot tub or barrel sauna. The home is loaded with thoughtful upgrades, including a relaxing steam shower, multiple new ceiling fans to keep the home comfortable during warmer months, stylish new lighting fixtures, and abundant storage throughout. Location is everything, and this home delivers. Just five blocks from the LRT, commuting is simple and convenient. Families will love having a public park and playground only one block away, while shopping, dining, and everyday amenities are just minutes from your door, including the popular Avenida Shopping Centre. If you're looking for a beautifully updated home in a peaceful location with outstanding convenience, flexible living space, and exceptional outdoor enjoyment, 623 Cantrell Place is one you won't want to miss. Upgrades: New Roof 2022. New Eavestroughs and Downspouts 2022. New Electrical Panel 2021. Furnace Heat Exchanger Replaced 2020. Driveway Rubber Paving 2026. Custom California Closets 2022. Custom Window Coverings 2022. Heated Floor in basement Livingroom and Kitchenette. (id:...

Bedroom 11.58 Ft x 10.42 Ft
3pc Bathroom 9.33 Ft x 7.67 Ft
Other 13.00 Ft x 9.50 Ft
Eat in kitchen 9.50 Ft x 7.67 Ft
Recreational, Games room 15.42 Ft x 14.08 Ft
Laundry room 12.75 Ft x 11.08 Ft

Bedroom 12.17 Ft x 10.00 Ft
Bedroom 9.42 Ft x 9.00 Ft
5pc Bathroom 12.33 Ft x 5.00 Ft
Dining room 12.58 Ft x 9.67 Ft
Kitchen 14.00 Ft x 12.33 Ft
Living room 14.50 Ft x 14.00 Ft

Listing Presented By:



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RE/MAX Realty Professionals

http://www.6foot8realestate.com/

**RE/MAX Realty Professionals**

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Primary Bedroom 12.33 Ft x 12.00 Ft

Sunroom 11.33 Ft x 8.58 Ft