



## 669 Northmount Drive Calgary Alberta

\$524,000

Welcome to this exceptional property in the prestigious community of Cambrian Heights. Ideally located near downtown, U of C, SAIT, Foothills and Children's hospitals, as well as public transit, top-rated schools, Confederation Park, golf courses, shops, and restaurants, this home offers both convenience and charm. Situated on a beautiful corner lot with tree-lined streets, this fully finished bungalow boasts numerous recent updates and renovations. The spacious living room is flooded with natural light through large windows, featuring hardwood and laminate floors throughout, fresh paint, and an inviting floor plan. The bright kitchen offers ample cabinetry, a cozy eating area, and direct access to a side deck overlooking the large backyard. The main level is complete with two generously sized bedrooms and a full bathroom. The fully finished basement adds even more living space, with a family/games room, two additional bedrooms, a full bathroom, and a laundry room. The fully fenced backyard, complete with a storage shed, provides the perfect setting to relax or enjoy a BBQ. This is a must-see home that combines modern updates with a prime location! (id:6769)

Family room 11.71 Ft x 24.80 Ft

Bedroom 9.74 Ft x 8.37 Ft

Bedroom 8.53 Ft x 13.02 Ft

3pc Bathroom 4.30 Ft x 9.74 Ft

Laundry room 6.50 Ft x 13.42 Ft

Living room 16.37 Ft x 12.40 Ft

Kitchen 9.35 Ft x 14.70 Ft

Primary Bedroom 9.38 Ft x 12.60 Ft

Bedroom 9.38 Ft x 12.70 Ft

4pc Bathroom 5.81 Ft x 6.76 Ft

Listing Presented By:



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**RE/MAX Realty Professionals**

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