



# 75 Somerset Manor Calgary Alberta

\$600,000

HANDYMAN SPECIAL - a bright, south-facing family home in the heart of Somerset. Filled with natural sunlight throughout the day, this spacious home offers 4 bedrooms and 3.5 bathrooms, providing plenty of room for growing families, guests, or a home office setup. The functional main floor layout is perfect for everyday living, while the fully finished basement features a dedicated entertainment space ideal for movie nights, kids' play area, or hosting friends and family. Major updates include a newer roof (completed just a few years ago), giving added peace of mind. Located in a quiet, family-friendly community, you're just minutes from Somerset School, Samuel W. Shaw School, Bishop O'Byrne High School, parks, playgrounds, pathways, the Somerset-Bridlewood LRT station, Shawnessy Shopping Centre, YMCA, and quick access to Macleod Trail and Stoney Trail for an easy commute. A sun-filled home, a finished basement, and an unbeatable location. The perfect place to settle in and grow. (id:6769)

Recreational, Games room 12.67 Ft x 27.83 Ft  
Bedroom 12.83 Ft x 12.75 Ft  
3pc Bathroom 12.83 Ft x 4.67 Ft  
Furnace 16.83 Ft x 9.67 Ft  
Living room 14.33 Ft x 13.42 Ft  
Kitchen 14.08 Ft x 18.83 Ft  
Dining room 12.08 Ft x 8.83 Ft  
2pc Bathroom 5.00 Ft x 5.08 Ft

Laundry room 7.58 Ft x 9.08 Ft  
Primary Bedroom 11.92 Ft x 14.00 Ft  
4pc Bathroom 4.92 Ft x 9.42 Ft  
Bedroom 11.67 Ft x 11.67 Ft  
Bedroom 10.00 Ft x 11.00 Ft  
Family room 18.00 Ft x 18.58 Ft  
4pc Bathroom 5.00 Ft x 10.92 Ft

Listing Presented By:



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