



# 90 Arbour Stone Crescent Calgary Alberta

\$889,900

This beautiful 2-storey 5bedroom+4.5 bathroom walkout home with large balcony off kitchen in Arbour lake community in northwest awaits you. As you step inside into the bright & welcoming open floor plan, you will be impressed by the soaring 17ft vaulted ceilings in the foyer, flex room & dining room open to above creating a grand & spacious feel. Great-sized family room with gas fireplace & expansive kitchen with adjoining nook, eat-in Center Island & corner pantry. Still on the main floor is the 4th bedroom which makes a great home office, laundry with full-sized washer/dryer & a private deck. Kitchen enjoys deep cabinets, pantry, all stainless-steel appliances with gas stove & dining room which can be used for a second living room. A gas fireplace in the living room completes the main floor. Upper level overlooking foyer, 2 master bedrooms with walk-in closet & ensuite and another generously sized bedrooms & a full bath. The basement is completely finished with a 2-bedroom, rec room, bathroom, kitchen & storage area in an efficient & spacious layout. The basement has an in-floor heating efficient system. A short distance away from schools, bus stops & LRT, Arbour Lake residents club & Arbour Lake with its year-roundactivities: fishing & boating, swimming, ice skating, beaches, tennis courts & playground. There is a tent currently in the basement and are willing to stay long. Basement renting for \$1750/month with 30% utilities. (id:6769)

Primary Bedroom 14.92 Ft x 13.25 Ft  
Bedroom 14.33 Ft x 12.42 Ft  
Bedroom 12.00 Ft x 11.67 Ft  
4pc Bathroom 9.50 Ft x 4.92 Ft  
4pc Bathroom 7.67 Ft x 4.92 Ft  
4pc Bathroom 7.67 Ft x 4.92 Ft  
Bedroom 10.08 Ft x 9.42 Ft

Bedroom 12.33 Ft x 10.25 Ft  
4pc Bathroom 8.17 Ft x 5.00 Ft  
Bonus Room 14.08 Ft x 12.25 Ft  
Den 8.92 Ft x 8.92 Ft  
Great room 16.50 Ft x 10.75 Ft  
2pc Bathroom 5.25 Ft x 4.83 Ft

Listing Presented By:



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