



14 MT DOUGLAS Close SE Calgary AB

\$549,900

OPEN HOUSE - SUNDAY, Sept 13th from 2-4pm Welcome to the Gorgeous Former ALBI Built Show Home. Located on the highly sought after Mt Douglas Close SE which is close to walking paths, parks and schools. This impressive 2 storey home has all the features one would want in a home including central a/c, central vac, fully finished basement with legal windows, an insulated over sized double garage, newer appliances, a water softener, a gorgeous landscaped back yard which includes lush green grass, a multitude of healthy trees, a newer composite deck, a newer hot tub and a pergola. The layout of the home makes for a perfect family home with a large office/den, open concept living room (with a soaring ceiling and 2 storey windows) which flows into the spacious kitchen/dining area. There is also a dedicated laundry room on the main level along with a 2pc bath and a walk in cloak closet adjacent to the attached garage entrance. On the 2nd level one will find the 3 bedrooms which includes the Primary Bedroom which can easily fit a King sized bed with a full bedroom set along with a walk in closet and newly renovated 3pc ensuite. The gorgeous ensuite features a 2 person tiled shower, quartz counter top and tiled flooring. The fully finished basement is perfect for entertaining with the large rec area, custom designed dry bar space and recessed lighting throughout. The basement also has a 4 pc bath and a room that is perfect for a home salon or a great craft room. There is also plenty of storage space in the basement. This home is located close to schools, parks, pubic transit, Fish Creek park and all amenities. It is truly a quality home that needs to be seen.



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- Dining room 9.92 Ft x 16.42 Ft
- Kitchen 12.92 Ft x 14.83 Ft
- Living room 17.92 Ft x 15.33 Ft
- Office 12.25 Ft x 12.00 Ft
- 2pc Bathroom .00 Ft x .00 Ft
- Other 29.67 Ft x 14.33 Ft
- Other 14.58 Ft x 11.25 Ft

- 4pc Bathroom 7.17 Ft x 7.75 Ft
- Master bedroom 15.17 Ft x 11.92 Ft
- Bedroom 12.58 Ft x 10.25 Ft
- Bedroom 12.33 Ft x 12.17 Ft
- 4pc Bathroom 9.50 Ft x 4.83 Ft
- 3pc Bathroom 10.25 Ft x 8.17 Ft

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