

220 Santana Bay NW  
Calgary, Alberta

MLS # A2213464



**\$800,000**

<b>Division:</b>	Sandstone Valley		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,600 sq.ft.	<b>Age:</b>	1989 (36 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached, Garage Door Opener, Garage Faces Side, Heated		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Corner Lot, Cul-De-Sac, Fruit Trees/Shrub(s), Landscaped		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Clay Tile	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Walk-Up To Grade	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Central Vacuum, Kitchen Island, No Animal Home, Separate Entrance, Walk-In Closet(s)		

**Inclusions:** Lower level appliances as is condition, bookcase 2nd bedroom main floor , shed, greenhouse

Custom European Crafted Bungalow for Sale in Santana Estates / Sandstone - NW Calgary A rare opportunity to own an exceptional, custom-built bungalow in the desirable Santana Estates / Sandstone community. This meticulously crafted European-style home offers both comfort and functionality, featuring: Fully Finished Bungalow: A spacious main level and walk-up lower level, ideal for easy access to a low-maintenance backyard. Large Gourmet Kitchen: Perfect for preparing meals, complemented by an additional summer kitchen downstairs for added convenience. 4 Bedrooms & 3 Full Baths: Offering ample space for family and guests. Formal Living and Dining Rooms: Elegant spaces for entertaining or relaxing. Oversized Heated Garage: Fully insulated, drywalled, and offering direct access to both the main living area and the lower level. Cold Room: Equipped with its own sink, perfect for wine making, photography, or preserving foods. New water tank just recently installed This home is tucked away in a peaceful, private location, providing a retreat from the hustle and bustle while still being close to all amenities. Don't miss the chance to view this stunning property. Call today for more information!