

## 61 Cityscape View NE Calgary, Alberta

MLS # A2305971



# \$679,900

<b>Division:</b>	Cityscape		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,842 sq.ft.	<b>Age:</b>	2016 (10 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.07 Acre		
<b>Lot Feat:</b>	Front Yard, Landscaped, No Back Lane, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding	<b>Zoning:</b>	DC
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	High Ceilings, Kitchen Island		

**Inclusions:** N/A

SHOWS 10/10!!! COME and SEE this STUNNING 2-STOREY home that has been built to the HIGHEST STANDARDS. Every ASPECT of this BEAUTIFUL HOME has been THOUGHTFULLY DESIGNED to create a PERFECT BLEND of LUXURIOUS FINISHES and a PRACTICAL LAYOUT. As you step inside, you will be greeted by a BRIGHT and SPACIOUS LIVING ROOM, ANCHORED with a GAS FIREPLACE, creating the PERFECT SETTING for CHERISHED FAMILY GATHERINGS. The OPEN-CONCEPT Design FLOWS SEAMLESSLY to a GORGEOUS, UPGRADED KITCHEN EQUIPPED with STAINLESS STEEL APPLIANCES that make cooking a joyful experience. The kitchen features Beautiful MODERN WHITE CABINETRY, ENDLESS QUARTZ COUNTERTOPS, a Gleaming backsplash, and a BUILT-IN MICROWAVE HOOD RANGE. All that is left to do is MOVE IN and EMBRACE the ELEGANCE of this MODERN HOME! The DINING AREA can easily ACCOMMODATE large family gatherings and has door access to a GOOD-SIZED DECK, complemented by a FULLY FENCED and maintenance-free backyard. After a long day at work, UNWIND in the COMFORT of the SPACIOUS BONUS AREA. You can also STEP OUT and RELAX on the PRIVATE BALCONY, which OFFERS VIEWS of the PARK and AMPLE SPACE for a table and chairs. This beautiful home comes with THREE GENEROUSLY SIZED BEDROOMS UPSTAIRS, each EQUIPPED with WALK-IN CLOSETS, ENSURING that everyone in your family has their OWN PERSONAL OASIS. The UPGRADED MASTER ENSUITE bathroom is perfect for UNWINDING after a long day. There is no need to go to the basement for Laundry, as a LAUNDRY PAIR is CONVENIENTLY LOCATED on the upper level. ENJOY THE BEAUTY of CITYSAPE'S PONDS, PLAYGROUNDS,

and SCHOOL PARKS at your Doorstep. Plus, a QUICK DRIVE will take you to CROSS IRON MILLS Mall, STONEY TRAIL, and Country Hills BLVD, where you'll find PLENTY of AMENITIES. DON'T MISS THE OPPORTUNITY to experience " Modern and Quality Living ". CONTACT your favourite REALTOR TODAY for inquiries and to schedule a PRIVATE VIEWING !!!