

**14119 Parkside Drive SE**  
**Calgary, Alberta**

**MLS # A2216269**



**\$925,000**

<b>Division:</b>	Parkland		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bi-Level		
<b>Size:</b>	1,236 sq.ft.	<b>Age:</b>	1974 (51 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Detached, Heated Garage, See Remarks		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Tile, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Wood Frame, Wood Siding	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Breakfast Bar, Kitchen Island, No Smoking Home, Quartz Counters, See Remarks, Wet Bar		

**Inclusions:** 9.5KW solar system, overhead hoisting storage system in garage, pool system and equipment (as-is)

OPEN HOUSE: Sunday, May 4, 1pm-4pm. Welcome to this stunning executive bi-level home, thoroughly renovated with excellent upgrades and a beautiful aesthetic, inside and out. Move in and ENJOY! Located just steps to Fish Creek Park! RENOVATION AND UPGRADES INCLUDE: 9.5KW solar system, pool system, central A/C, exterior doors and paint and cedar wood accents, dura deck surfacing, vinyl windows and casements, interior trim and doors, all flooring including truly LUXURY vinyl plank and all heated tile in bathrooms, motorized zebra blinds with smart app timers, wi-fi thermostat, all new bathrooms, and of course the gorgeous, completely remodelled kitchen! EXTERIOR FEATURES INCLUDE: Gemstone lighting on home and garage, enclosed storage under the deck, underground sprinklers in front, small RV pad in back, rough-in plug for electric car on back concrete pad. GARAGE FEATURES INCLUDE: California stucco exterior, commercial grade roof, 10' ceiling, heater, epoxy floors, pro slat garage door system, overhead hoisting storage system, upgraded 200 amp service, and LOFT OFFICE SPACE with 2pc bath!