

150 Pinehill Road NE
Calgary, Alberta

MLS # A2273301



\$549,999

Division:	Pineridge		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bi-Level		
Size:	1,034 sq.ft.	Age:	1976 (49 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Alley Access, Off Street, On Street, Parking Pad		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Garden, Private		

Heating:	Forced Air	Water:	-
Floors:	Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Recessed Lighting, Separate Entrance, Storage, Vinyl Windows		
Inclusions:	N/A		

| FULLY RENOVATED | 5 BEDROOMS | 2.5 BATHROOMS | 2 LAUNDRIES | LIVE UP/RENT DOWN | Welcome to your extensively renovated home on a quiet street in the amenity rich community of Pineridge. This home has undergone a complete transformation that combines modern living and exceptional functionality. Quality craftsmanship and high-end finishes are exemplified throughout the renovations which include NEW WINDOWS, NEW LVP FLOORING, TWO-TONE HIGH GLOSS CABINETS, QUARTZ COUNTERTOPS, UPDATED ELECTRICAL AND PLUMBING, KNOCKDOWN CEILINGS, NEW SIDING (front) and more! The main floor of this home features an open concept floor plan. The spacious living room flows beautifully into your dining area which is highlighted by a stylish accent wall. The stunning kitchen is a chefs dream with its large island, ample counterspace and BRAND-NEW STAINLESS-STEEL APPLIANCES. The sizable master bedroom features a large closet and 2-piece ensuite bathroom providing excellent functionality and privacy. Finishing up on the main floor, you'll find 2 more generously sized bedrooms, a full 3-piece bathroom, your own laundry area and a massive deck, perfect for enjoying your morning coffee. Heading downstairs you'll find an illegal BASEMENT SUITE with a separate entrance that is just as impressive as the upper floor. As you walk in the basement, you're greeted by a massive living area which has large windows, flooding the space with natural light. Down the hall you'll find another stunning kitchen with an abundance of counter space as well as a full 3-piece bathroom which has a luxurious tiled stand-up shower. Two spacious bedrooms, large closets and a second separate laundry area make this the ideal space for large families or potential renters. The spacious backyard

is fully fenced offering privacy and plenty of room for your family to enjoy. Additionally, back here you'll find a good-sized parking pad for your vehicles or RV. Located near parks, playgrounds, schools, shopping centres, restaurants, LRT train station and just a 15-minute drive to downtown, you don't want to miss the opportunity to make this home yours! Book a showing with your favourite realtor today.