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GRASSROOTS
REALTY GROUP

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105 Mckenzie Towne Square SE
Calgary, Alberta

MLS # A2282092

$436,900

Division:	McKenzie Towne
Type:	Residential/Five Plus
Style:	2 Storey

Size:	1,224 sq.ft.	**Age:**	2012 (14 yrs old)
Beds:	2	**Baths:**	2 full / 1 half

Garage:	Double Garage Attached
Lot Size:	-
Lot Feat:	Interior Lot, Landscaped, Treed

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Ceramic Tile, Hardwood	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 341
Basement:	Partial	**LLD:**	-
Exterior:	Concrete, Vinyl Siding, Wood Frame	**Zoning:**	M-1
Foundation:	Poured Concrete	**Utilities:**	-

Features: Built-in Features, Chandelier, Kitchen Island, Pantry, Quartz Counters, Track Lighting, Vinyl Windows, Walk-In Closet(s)

Inclusions: TV MOUNT and Living Room TV

Welcome to this bright and well-maintained townhome in the desirable community of McKenzie Towne. Offering over 1,200 sq ft of functional living space, this two-storey home features a popular double primary bedroom layout, with two ensuites, walk-in closets, a flex space, and a double attached garage. The main floor offers an open-concept design with hardwood flooring, a modern kitchen with light cabinetry, quartz countertops, stainless steel appliances, a large island, and a pantry—perfect for everyday living and entertaining. Upstairs you’ll find a versatile flex area ideal for a home office or study space, along with two spacious primary bedrooms, each with its own WIC's, and private ensuites. Enjoy the fenced and gated front patio, great for morning coffee or relaxing outdoors. Located close to parks, schools, shopping, transit, and all the amenities McKenzie Towne has to offer, this home is an excellent opportunity for first-time buyers, young professionals, or investors. Move-in ready and priced to sell—book your showing today!