

## 62 Prestwick Landing SE Calgary, Alberta

**MLS # A2340336**



**\$679,900**

|                  |                                                                 |               |                   |
|------------------|-----------------------------------------------------------------|---------------|-------------------|
| <b>Division:</b> | McKenzie Towne                                                  |               |                   |
| <b>Type:</b>     | Residential/House                                               |               |                   |
| <b>Style:</b>    | 2 Storey                                                        |               |                   |
| <b>Size:</b>     | 1,609 sq.ft.                                                    | <b>Age:</b>   | 2000 (26 yrs old) |
| <b>Beds:</b>     | 4                                                               | <b>Baths:</b> | 3 full / 1 half   |
| <b>Garage:</b>   | Double Garage Detached, Garage Faces Rear, Insulated, Oversized |               |                   |
| <b>Lot Size:</b> | 0.09 Acre                                                       |               |                   |
| <b>Lot Feat:</b> | Rectangular Lot, See Remarks                                    |               |                   |

|                    |                                                                                                                                                                                                                      |                   |     |
|--------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------|-----|
| <b>Heating:</b>    | Forced Air                                                                                                                                                                                                           | <b>Water:</b>     | -   |
| <b>Floors:</b>     | Carpet, Hardwood, Linoleum, Tile, Vinyl Plank                                                                                                                                                                        | <b>Sewer:</b>     | -   |
| <b>Roof:</b>       | Asphalt Shingle                                                                                                                                                                                                      | <b>Condo Fee:</b> | -   |
| <b>Basement:</b>   | Full                                                                                                                                                                                                                 | <b>LLD:</b>       | -   |
| <b>Exterior:</b>   | Vinyl Siding, Wood Frame                                                                                                                                                                                             | <b>Zoning:</b>    | R-G |
| <b>Foundation:</b> | Poured Concrete                                                                                                                                                                                                      | <b>Utilities:</b> | -   |
| <b>Features:</b>   | Breakfast Bar, Ceiling Fan(s), Closet Organizers, Dry Bar, Kitchen Island, No Smoking Home, Open Floorplan, Quartz Counters, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s), Wired for Data, Wired for Sound |                   |     |
| <b>Inclusions:</b> | n/a                                                                                                                                                                                                                  |                   |     |

Fronting directly onto Prestwick's picturesque pond, this beautifully maintained and updated 2-storey home offers an elevated living experience in one of McKenzie Towne's most coveted locations. With no neighbours in front and a charming front veranda overlooking the water, the property delivers a rare blend of privacy, serenity, and timeless curb appeal. Inside, the open-concept main level exudes warmth and sophistication. Slate tile entrance and cherry hardwood flooring lead into a bright, inviting living room with expansive south-facing windows and a gas fireplace finished in porcelain tile that's framed by additional side windows. The kitchen blends style and function with stainless steel appliances including a gas stove, quartz countertops, refinished two-tone oak cabinetry, tile backsplash, a walk-in pantry, 2 windows and an island with a striking concrete countertop and breakfast bar. The dining area is surrounded by large windows, creating a beautiful setting for everyday meals or hosting guests. A 2-piece powder room and a well-appointed laundry room with a new washer complete the main floor. Upstairs, new vinyl plank flooring enhances the refined feel. The primary suite offers generous proportions, large south-facing windows, a walk-in closet, and a 3-piece ensuite featuring a new marble countertop, walk-in shower, and a tile-finished soaker tub. Two additional bedrooms, a 4-piece bath, and a hallway linen closet complete the upper level. The fully finished basement (with permits) adds impressive versatility with 9-ft ceiling and maple hardwood installed over duracore subfloor. A spacious rec room with a dry bar sets the stage for entertaining, while the cozy den features slate flooring and a second gas fireplace finished in stone tile with a granite hearth. The lower-level bathroom is a standout luxury feature—finished

floor-to-ceiling in premium porcelain tile, it offers a glass walk-in shower, upgraded fixtures, and a spa-inspired ambiance that elevates the entire space. A fourth bedroom with an egress window adds comfort for guests, and a dedicated storage room provides valuable organization. The under-stairs area has been cleverly transformed into a charming child play zone, making the basement both functional and family-friendly. Outside, the backyard offers plenty of grass for the kids, a large stone patio, and a gas line ready for your BBQ—perfect for summer evenings and family gatherings. A true highlight of this property is the massive oversized double detached garage, offering 10-ft ceiling and an 8-ft overhead door. Whether you’re a car enthusiast, need space for a workshop, or simply appreciate premium storage, this garage delivers exceptional scale and functionality rarely found in the community. Located steps from schools, parks, pathways, grocery stores, coffee shops, restaurants, and with quick access to Deerfoot and Stoney Trail, this home combines upscale living with everyday convenience in one of Calgary’s most desired neighbourhoods.