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11116 Southdale Road SW
Calgary, Alberta

MLS # A2352772

$739,900

Division:	Southwood		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,904 sq.ft.	**Age:**	1970 (56 yrs old)
Beds:	4	**Baths:**	3
Garage:	Double Garage Detached		
Lot Size:	0.17 Acre		
Lot Feat:	Corner Lot, Few Trees		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Concrete, Vinyl Siding	**Zoning:**	R-C1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Breakfast Bar, Kitchen Island, No Smoking Home, Wood Counters		

Inclusions: N/A

Welcome to refined modern living in the heart of Southwood. Fully reimagined and exquisitely renovated from top to bottom, this stunning 4-level split seamlessly blends architectural character with elevated, contemporary design. Step inside to an expansive, sun-drenched open-concept main floor designed for effortless living and entertaining. Surrounded by oversized windows that flood the home with natural light, the main level features a thoughtfully redesigned floor plan centered around a chef-inspired kitchen. Showcasing clean lines, premium finishes, and a sprawling layout, it transitions seamlessly into the airy living and dining spaces. The upper level offers a tranquil retreat, featuring generously sized bedrooms and a completely modernized primary suite with a stylish, upgraded full bathroom. In total, the home now boasts **3 beautifully finished full bathrooms**, each detailed with modern fixtures, elegant tile work, and spa-like aesthetics. The lower levels provide incredible versatility, featuring an expansive family room, dedicated recreation space, additional bedroom accommodations, and abundant storage—perfect for a growing family, hosting guests, or creating a dedicated home office setup. Step outside into your private outdoor oasis: a picturesque, beautifully landscaped backyard offering ample space for summer gatherings, gardening, or unwinding in absolute peace. Situated in a mature, tree-lined Southwood location close to top schools, parks, transit, and amenities, this turnkey property delivers the perfect blend of modern luxury and functional design. Schedule your private viewing today!

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