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434 Harvest Grove Place NE
Calgary, Alberta

MLS # A2353052

$599,000

Division:	Harvest Hills		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,331 sq.ft.	**Age:**	2001 (25 yrs old)
Beds:	4	**Baths:**	3
Garage:	Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Fro		
Lot Size:	0.17 Acre		
Lot Feat:	City Lot, Corner Lot, Cul-De-Sac		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Stucco	**Zoning:**	R-C1
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Separate Entrance		

Inclusions: N/A

Welcome to this beautifully designed home in the highly desirable community of Harvest Hills, offering over 2,100 sq. ft. of living space with a thoughtfully designed layout perfect for modern family living. Situated on a quiet cul-de-sac, this home features a spacious double attached garage and an open-concept design that seamlessly blends comfort and functionality. The main level welcomes you with a bright foyer, convenient mudroom with laundry, and an expansive living room centered around a cozy fireplace. Upstairs, the heart of the home features a spacious kitchen with ample cabinetry and workspace, overlooking the dining and family room with direct access to the rear deck—ideal for entertaining or enjoying summer evenings. The upper level also offers a generous primary retreat complete with a walk-in closet and a private 4-piece ensuite, along with a second bedroom and an additional 3-piece bathroom. The fully developed basement expands your living space with a large recreation room, second kitchen, two additional bedrooms, a 3-piece bathroom, separate laundry, and ample storage, providing excellent flexibility for extended family or multi-generational living (subject to municipal approvals where applicable). Located in the vibrant community of Harvest Hills, you'll enjoy quick access to schools, parks, walking pathways, shopping, restaurants, public transit, Vivo Recreation Centre, Country Hills Golf Club, Calgary International Airport, and major roadways including Deerfoot Trail and Stoney Trail, making commuting throughout the city convenient. This is a fantastic opportunity to own a spacious family home in one of Calgary's most established and sought-after north communities.

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