

140 Prestwick Villas SE Calgary, Alberta

MLS # A2353839

\$509,900

Division:	McKenzie Towne		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,337 sq.ft.	Age:	2005 (21 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Heated Garage		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Landscaped, Level, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-1N
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Walk-In Closet(s)		

Inclusions: n/a

OVER 1,330 SQ FT | 3 BEDROOMS | 2.5 BATHROOMS | CENTRAL A/C | DOUBLE DETACHED GARAGE | BEAUTIFUL REAR DECK | PRIVATE BACKYARD | PARTIALLY DEVELOPED BASEMENT | LOCATED IN THE HEART OF MCKENZIE TOWNE! Discover the charm of one of Calgary's most desirable, established communities in this inviting family home! The bright, open-concept main floor features a spacious living room, a functional kitchen with breakfast bar and pantry, and a generous dining area perfect for entertaining. Upstairs, the primary retreat offers a walk-in closet and private 4-piece ensuite, complemented by two additional bedrooms and a full bathroom. The basement provides laundry, storage, and excellent potential to create additional living space. Enjoy year-round comfort with central A/C and summer evenings on your beautiful rear deck overlooking the private backyard. Beyond your doorstep, McKenzie Towne offers an exceptional lifestyle with charming streetscapes, parks, playgrounds, walking pathways, schools, and the vibrant shops, restaurants, and everyday conveniences of High Street. With quick access to Deerfoot Trail and Stoney Trail, commuting is a breeze. Experience the perfect combination of community charm, convenience, and comfortable family living!