



ID# 10777

MLS®# A1152763

\$389,900

McKenzie Towne 59 Prestwick Bay SE Calgary

Single Family
2-Storey
Year Built:2005



For additional information on this listing
please call the Listing REALTOR® at:

403-993-1334

Property Highlights

FANTASTIC 3 bedroom, 2.5 bath home in desirable Prestwick of McKenzie Towne! Located on a QUIET cul-de-sac just STEPS to 130 Ave shops & amenities plus a short walk to parks & schools! BRAND NEW SHINGLES & BRAND NEW CARPET. The foyer opens to a GENEROUS great room with laminate flooring. A BRIGHT kitchen offers full height oak cabinetry, a central island with a raised stool bar, & a corner pantry! Separate back entry has a private 2-pce bath. Upstairs, a spacious master suite offers a walk-in closet and a 4-pce ensuite with a tub/shower combo. Two kids' rooms upstairs plus a 4-pce bath with a tub/shower combo. The unfinished basement has further development potential with 2 deep windows, laundry, and a roughed-in central vac. SOUTH-facing backyard is fully fenced and landscaped with a storage shed and plenty of space for a double detache...

A FULL DESCRIPTION OF THIS PROPERTY, CAN BE VIEWED ONLINE AT RHINOREALTY.COM/?ID=10777



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All information is believed to be accurate, but is not guaranteed.
Property information should be verified by the buyer and/or buyer's agent.



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PROPERTY DETAILS

\$389,900

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59 Prestwick Bay SE
Calgary, AB T2Z 4S4

GENERAL DETAILS

Community: McKenzie Towne
Property Type: Single Family
Style: 2-Storey, detached
Year Built: 2005
of Finished Levels: 2
Sq Ft Above Grade: 1371.5
Total Dev'pd Sq Ft: 1371.5
Front Windows Face: North
Back Yard Faces: South

EXTERIOR

Exterior Finish: vinyl siding
Foundation: Concrete
Roof: Asphalt
Parking Type: 2 stalls
Total # of Parking Spots: 2
Location Attributes: fenced, fully landscaped, public transportation nearby, shopping nearby, schools nearby, playground nearby
Yard and Exterior Features: deck, landscaped, fully fenced
Acreage Features: municipal water

INTERIOR

Bedrooms: 3 total; 3 above grade
Bathrooms: one 2-piece; two 4-piece; one is an ensuite

Rooms	Level	Size Feet	Size Metres
Great Room	Main Floor	13.2x15.4	4.01x4.70
Dining Room	Main Floor	11.2x13.5	3.4x4.11
Kitchen	Main Floor	8.3x13.5	2.54x4.11
Master Bedroom	Upper Floor(s)	12.2x12.5	3.71x3.81
Bedroom	Upper Floor(s)	10.4x8.7	3.18x2.64
Bedroom	Upper Floor(s)	9.3x9.7	2.84x2.97

Basement: full, unfinished
Flooring: laminate, linoleum, carpet
Heating: 1 Forced Air Furnace
Heat Fuel: Natural Gas
of Hot Water Tanks: 1
Included Items: refrigerator, electric stove, hood fan, washer, dryer, dishwasher, storage shed, all window coverings
Interior Features: black appliances, stainless steel appliances, newer roof (under 5 years old), no animals, no smoking

LEGAL, TAXES & FEES

Lot Dimensions	Feet	Metres
Lot Width at Front	26.1	7.95
Lot Width at Rear:	26.1	7.95
Lot Depth (Average):	113.5	34.59
Lot Area:	2960	275.0

Lot Shape: Rectangular
Property Taxes: \$2370, Annual
HOA Fee: \$220, Annual



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