



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

239 Prestwick Landing SE
Calgary, Alberta

MLS # A2234810



\$639,000

Division:	McKenzie Towne		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,659 sq.ft.	Age:	2000 (25 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached, Oversized		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Landscaped, Lawn, Rectangular Lot		

Heating:	Forced Air
Floors:	Carpet, Linoleum, Vinyl
Roof:	Asphalt Shingle
Basement:	Finished, Full
Exterior:	Concrete, Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	No Animal Home, No Smoking Home, Storage

Water:	-
Sewer:	-
Condo Fee:	-
LLD:	-
Zoning:	R-G
Utilities:	-

Inclusions: N/A

Welcome to your ideal family home in the highly sought-after community of McKenzie Towne! This beautifully designed 4-bedroom, 3.5-bathroom home offers the perfect blend of comfort, style, and convenience in one of Calgary's most vibrant and family-friendly neighbourhoods. From the moment you arrive, the bright southwest-facing front porch invites you in. Step inside the entryway filled with natural light, creating a warm and welcoming first impression. Stunning vinyl flooring flows throughout the main level, leading you to a cozy back living room complete with a charming gas fireplace. The kitchen is both spacious and functional, surrounded by windows that flood the space with sunlight. Toward the back of the home, you'll find a formal dining nook framed by windows on every wall—perfect for family meals or entertaining guests—overlooking the large backyard and impressive 26x24 oversized double detached garage. Also on the main floor is a generous office or flex space, ideal for working from home, along with a convenient 2-piece powder room. Upstairs, you'll discover three well-sized bedrooms, including a bright and airy primary retreat with a walk-in closet and a private 4-piece ensuite. A shared 4-piece bathroom completes the upper level. The fully developed basement offers a plush, carpeted recreation area and a fourth bedroom—perfect for guests, teens, or a home gym. Outside, enjoy summer evenings on the back deck in your private, fully fenced yard, or unwind on the covered front porch. The oversized double garage with paved back alley access adds both convenience and value. Located in the heart of McKenzie Towne, you're just minutes from parks, playgrounds, and the community-rich amenities of Prestwick Fountain Park and McKenzie Towne Hall. Take a short walk to High Street to explore local

shops, cafés, and services. With nearby schools, scenic walking paths, and easy access to Deerfoot and Stoney Trail, this home offers everything your family needs in a well-connected, welcoming community.