



GRASSROOTS
REALTY GROUP

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**29 Howse Terrace NE
Calgary, Alberta**

MLS # A2236804



\$829,900

Division:	Livingston		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,198 sq.ft.	Age:	2018 (7 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Pie Shaped Lot, See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, See Remarks		

Inclusions: SECURITY SYSTEM

IMMACULATE HOME ! PRIDE OF OWNERSHIP ! OFFERING OVER 2800 SQ. FT OF IMPECCABLE LIVING SPACE. LOCATED IN GREAT LOCATION OF ONE OF THE MOST DESIRABLE COMMUNITY OF LIVINGSTON , BRIGHT AND OPEN CONCEPT, THE HEART OF THIS HOME IS THE SPACIOUS MAIN FLOOR , FEATURING A STUNNING KITCHEN WITH UPGRADED APPLIANCES, GORGEOUS QUARTZ COUNTERTOPS, LARGE KITCHEN ISLAND AND LOTS OF CABINETRY. ITS A DREAM KITCHEN FOR HOME OWNERS. SPACIOUS LIVING ROOM WITH GAS FIRE PLACE, UPPER FLOOR HAS 4 GOOD SIZE BEDROOMS AND NICE BONUS ROOM, 5 PCE ENSUITE WITH MASTER BEDROOM, BASEMENT IS FULLY DEVELOPED WITH REC ROOM/ FAMILY ROOM, BAR AND FULL BATHROOM, NICE BACKYARD WITH HUGE DECK. THIS GORGEOUS HOME IS A COMPLETE PACKAGE. SHOWS STUNNING . A MUST SEE ! VACANT FOR IMMEDIATE POSSESSION ! VERY CLOSE TO ALL THE AMENITIES .