



GRASSROOTS
REALTY GROUP

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151 Homestead Drive NE
Calgary, Alberta

MLS # A2239907



\$609,900

Division:	Homestead		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,817 sq.ft.	Age:	2021 (4 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Alley Access, Off Street, Parking Pad		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard, Interior Lot, Low Maintenance Landscape, Rectangular		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Recessed Lighting		

Inclusions: N/A

Gorgeous Family Home | 1,817 SqFt | Main Floor Office | Sparkling Kitchen | Quartz Countertops | Stainless Steel Appliances | Kitchen Island | Barstool Seating Area | High Ceilings | Great Natural Light | Recessed Lighting | Custom Built-ins | Mud Room | 3 Sizeable Bedrooms | Upper Level Family Room | Upper Level Laundry | Unfinished Basement | Stunning West Facing Backyard | Extended Deck | Raised Garden Beds | Privacy Fence | Rear Parking Pad | Alley Access | East Facing Home. Welcome to your meticulously kept 2-storey home family boasting 1,817 SqFt of developed living space throughout the main and upper levels with an additional 819 SqFt in the unfinished basement waiting for your personal touch. The front door opens to a a foyer with great space for bench seating or a wardrobe. The main level East facing office is a great flex space for a work-from-home lifestyle or overnight guests. The open floor plan living, dining and kitchen make this the perfect home to entertain guests. The kitchen is outfitted with quartz countertops, stainless steel appliances, great cupboard space and an island with barstool seating. Across from the island is a sliding door pantry for dry goods storage. The rear of the home has a mud room with closet storage that leads to the show stopping backyard making indoor/outdoor living easy! The main level is complete with a 2pc bath. Upstairs holds 3 bedrooms, a family room and laundry room. The primary bedroom is paired with a deep walk-in closet and private 4pc ensuite bath. The ensuite has a single vanity and deep tub/shower combo. Bedrooms 2 & 3 are both sizeable and share the main 4pc bath. The central family room provides you with a plush and comfortable space to unwind in the evenings. The upper level laundry is every home owner's dream as its located near all the bedrooms. Downstairs, the unfinished

basement is a blank canvas allowing you to design a space that fits your family's needs! Outside, this gorgeous backyard has an extended deck with a built-in privacy fence between you and your neighbour. The low maintenance backyard includes a rock yard and raised garden boxes for greenery. The rear concrete parking pad with alley access provides you with 2 parking spaces and the ability to have a double garage in your future. Hurry and book a showing at this beautiful family home today!