



GRASSROOTS
REALTY GROUP

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119 Deer Run Close SE
Calgary, Alberta

MLS # A2249713



\$559,900

Division:	Deer Run		
Type:	Residential/House		
Style:	3 Level Split		
Size:	1,171 sq.ft.	Age:	1979 (46 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Drive Through, Single Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	City Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Composite Siding, Concrete, ICFs (Insulated Concrete Forms)	Zoning:	R-CG
Foundation:	Other	Utilities:	-
Features:	Breakfast Bar, Central Vacuum		

Inclusions: N/A

GREAT LOCATION. Very well updated and well kept home, very clean, moving condition on a quiet street. Open pan with a functional kitchen with a breakfast area and a dining area. Three good sized bedrooms on the upper level 4-pc. bathroom. Master bedroom with a 3 - pc. bathroom and access to a balcony overlooking a beautiful backyard with flowers and plenty of plants. Two storage sheds for all your needs. Large sunny deck with a hot tub to enjoy every season. Single attached front drive garage with double driveway. (11.3x21.3). The lower level offers a gas fireplace for those cold evenings plus a 4th bedroom, wet bar with a bar fridge. Sunny backyard, fantastic deck with hot tub. Show it and sell it. Possession is negotiable.