



GRASSROOTS
REALTY GROUP

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24 Laguna Close NE
Calgary, Alberta

MLS # A2261056



\$524,900

Division:	Monterey Park		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,359 sq.ft.	Age:	1991 (34 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, Veneer, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s)		

Inclusions: na

Welcome to this inviting detached home in the peaceful community of Monterey Park. Fully furnished and move-in ready, this property offers four bedrooms, two and a half bathrooms, and more than 2,000 square feet of comfortable living space. A classic wood-burning fireplace framed in brick adds warmth and charm to the main floor. The main level features a bright kitchen, a spacious living and dining area, and a cozy family room that's perfect for winter evenings. There is also a convenient two-piece bathroom on this floor. Upstairs you will find three generously sized bedrooms and a four-piece bathroom. The fully developed basement provides even more living space, including a fourth bedroom, a second four-piece bathroom, and a dedicated laundry area. Step outside to enjoy the fenced backyard with a large patio and an oversized heated double garage measuring 24 by 22 feet with 10-foot ceilings and 220-volt power. Recent updates include fresh paint, a new washer, dryer, and dishwasher, as well as new shingles installed last year. Book your showing today and discover everything this wonderful home has to offer.