



GRASSROOTS
REALTY GROUP

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

19 Sunlake Gardens SE
Calgary, Alberta

MLS # A2265866



\$537,000

Division:	Sundance		
Type:	Residential/Four Plex		
Style:	3 Level Split		
Size:	1,501 sq.ft.	Age:	1992 (33 yrs old)
Beds:	3	Baths:	2
Garage:	Driveway, Oversized, Single Garage Attached, Titled		
Lot Size:	0.08 Acre		
Lot Feat:	Backs on to Park/Green Space, Low Maintenance Landscape		

Heating:	Forced Air	Water:	-
Floors:	Laminate, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 395
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	M-CG d111
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Built-in Features, Central Vacuum, Granite Counters, Kitchen Island, No Animal Home, No Smoking Home, Pantry, Storage		
Inclusions:	Furniture Neg		

This beautifully updated townhome offers the perfect blend of comfort, style, and location. Featuring 3 bedrooms and 2 bathrooms, this bright and spacious home stands out with one of the best spots in the complex—boasting two private decks, one off the kitchen and another off the primary bedroom for relaxing mornings or evening sunsets. The newly renovated kitchen shines with granite countertops, new appliances, and modern finishes, opening to an airy living room / dining area that’s perfect for gatherings. The main level features laminate flooring, while the lower level offers durable vinyl flooring and a cozy fireplace, creating the perfect space for relaxing or entertaining. You’ll appreciate thoughtful upgrades throughout, including a new furnace, A/C, and motorized blinds in the living room, ensuring comfort year-round. The single attached garage with driveway provides convenient parking for two vehicles, adding to the home’s everyday practicality. Located in the highly sought-after lake community of Sundance, you’ll enjoy exclusive year-round lake access—swimming and beach days in the summer, skating in the winter—all while being just minutes from Fish Creek Park and top-rated schools. With a newly renovated bathroom, fresh finishes, and a welcoming feel throughout, this home is truly move-in ready. If you’ve been searching for a beautifully updated home in a prime lake community that offers comfort, convenience, and style—this is the one!