



GRASSROOTS
REALTY GROUP

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

64 Creekside Boulevard SW
Calgary, Alberta

MLS # A2269440



\$549,000

Division:	Pine Creek		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,560 sq.ft.	Age:	2022 (3 yrs old)
Beds:	2	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.07 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-Gm
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Walk-In Closet(s)		

Inclusions: N/A

Welcome to this exquisite end unit townhouse with "NO CONDO FEE," perfectly situated in the desirable Pine creek community. Boasting a prime location with easy access to a wealth of amenities, this home is sure to impress. Step inside to a bright and welcoming atmosphere, where the open-concept design effortlessly connects the living area to the kitchen, creating an inviting space for both entertaining and everyday living. The kitchen is a culinary dream, equipped with modern appliances, including an electric range and microwave hood fan, complemented by sleek countertops, abundant cabinetry, and a versatile island. Upstairs, you'll find a serene retreat featuring two large sized bedrooms. Both bedroom offers a luxurious 4-piece ensuite bathroom and walk-in closets and a convenient laundry area with a washer and dryer complete the upper level. The unfinished basement provides a blank canvas for your imagination, allowing you to customize it to suit your needs, whether for extra living space or a recreational area. Outside, enjoy your private, fully fenced backyard. The detached double garage adds both security and ample storage. With seamless access to major roadways, commuting to downtown or exploring nearby areas is a breeze. In summary, this end unit townhouse combines modern comfort, convenience, and affordability, making it an exceptional place to call home in the vibrant Pine creek community