



GRASSROOTS
REALTY GROUP

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191 Applebrook Circle SE
Calgary, Alberta

MLS # A2270218



\$555,000

Division:	Applewood Park		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,213 sq.ft.	Age:	1995 (30 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached, Heated Garage		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Lawn, Pie Shaped Lot		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Linoleum, Vinyl	Sewer:	-
Roof:	Metal	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Vaulted Ceiling(s)		

Inclusions: All Appliances are sold "as is where is"

Welcome to this bi-level home in Applewood Park! Tucked away on a quiet street and in a cul-de-sac, this 5-bedroom property offers a spacious, open-concept layout perfect for families and entertaining alike. The bright kitchen features stainless steel appliances and flows seamlessly into the dining area and generous living room. The main level also includes a large primary bedroom complete with a walk-in closet and 4-piece ensuite, plus two additional bedrooms and a full bath. The fully finished lower level features an illegal basement suite that includes a large family room with an electric fireplace, kitchen, two additional bedrooms, full bathroom and private laundry. Situated on a pie-shaped lot, the property also includes a heated double garage with 220 wiring.