



GRASSROOTS
REALTY GROUP

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

87 Bridlepost Green SW
Calgary, Alberta

MLS # A2287138



\$729,900

Division:	Bridlewood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,688 sq.ft.	Age:	2002 (24 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Landscaped, Level, Rectangular Lot, Treed		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Walk-In Closet(s)		

Inclusions: None

This beautifully renovated two-storey home offers a thoughtfully designed living space in a quiet, family-friendly community, complete with a south-facing backyard. Extensively updated throughout, the home features a stunning new kitchen with sleek finishes, new appliances and a massive newly constructed deck, the perfect setting for outdoor entertaining and soaking up sunny afternoons. The main floor showcases a bright, modern open-concept design centered around a spacious kitchen with a large island that seamlessly connects to the dining and living areas. The inviting living room is anchored by a cozy electric fireplace, creating a warm and welcoming atmosphere. Upstairs, a generous bonus room provides flexible space ideal for a media lounge or home office. The primary retreat offers both comfort and functionality with a walk-in closet and a private ensuite bathroom. The unfinished basement presents excellent future development potential, enhanced by large windows that allow for abundant natural light. Outside, the fully fenced and landscaped yard further elevates the home's appeal. With public schools and transit just a short walk away, this move-in ready property delivers exceptional value in a location designed for convenience and lifestyle. A must see!