



**19 Prestwick Pond Terrace SE  
Calgary, Alberta**

**MLS # A2287213**



**\$489,900**

<b>Division:</b>	McKenzie Towne		
<b>Type:</b>	Residential/Other		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,153 sq.ft.	<b>Age:</b>	2002 (24 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.08 Acre		
<b>Lot Feat:</b>	Back Lane, See Remarks		

<b>Heating:</b>	Fireplace(s), Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	\$ 554
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding	<b>Zoning:</b>	M-2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Ceiling Fan(s), Granite Counters, See Remarks, Storage, Walk-In Closet(s)		

**Inclusions:** All garage shelving

Fabulous 3 bedroom, bungalow villa with double attached garage in McKenzie Towne! Superb main floor plan featuring soaring 10 ft. ceilings. Step into an inviting foyer that opens to a spacious living room with large windows and sunny, south exposure. The kitchen offers an abundance of cabinetry, breakfast bar, granite countertops, newer stainless appliances and open to dining room overlooking the back deck. Two generous sized bedrooms grace the main floor including the master, complete with walk-in closet and 3 piece ensuite bath. The fully finished lower levels includes a huge recreation room with corner gas fireplace, third bedroom, 4 piece bath and loads of storage space. Enjoy the convenience of a main floor laundry room, central air-conditioning and double attached garage. Perfectly located across from visitor parking and a short walk to community parks & pathways, schools and shopping. A wonderful place to call home!