



**69 Coral Springs Park NE
Calgary, Alberta**

MLS # A2289867



\$680,000

Division:	Coral Springs		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,141 sq.ft.	Age:	1999 (27 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.11 Acre		
Lot Feat:	Back Yard, Garden, Lake, Landscaped, Low Maintenance Landscape, No Ne		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Separate Entrance		

Inclusions: none

VERY NEAT AND CLEAN. TWO STOREY HOME. FULL WALK-OUT BASEMENT.MAIN FLOOR HALF BATH AND LAUNDRY ROOM,BEDROOM, LIVINGROOM+DINING ROOM,OPEN TO BELOW ROUND STAIRS,FAMILY ROOM WITH GAS FIRE PLACE. KITCHEN WITH PANTRY, ISLAND AND NOOK LEADING TO DECK ON THE BACK.UPPER LEVEL WITH 3 GOOD SIZE BEDROOMS+BONUS/ LOFT AREA. MASTER WITH FULL BATH EN-SUITE AND WALK-IN CLOSET. AN OTHER FULL BATH AND 2 MORE BEDROOMS ON UPPER LEVEL. FULLY FINISHED WALK-OUT BASEMENT WITH ONE BEDROOM[ILLEGAL] SUITE. ACROSS FROM A HUGE PARK,CITY AND MOUNTAIN VIEW. FRONT DOUBLE ATTACHED INSULATED GARAGE.CLOSE TO BUS,SCHOOL AND SHOPPING.VERY EASY TO SHOW .BASEMENT IS VACANT FOR SHOWING .PLEASE GO FROM OUTSIDE TO SHOW THE BASEMENT.QUICK POSSESSION AVAILABLE.