



225 Somerset Drive SW
Calgary, Alberta

MLS # A2298806



\$589,900

Division:	Somerset		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,181 sq.ft.	Age:	1997 (29 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.10 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Central Vacuum, Kitchen Island, Quartz Counters		

Inclusions: Central vac, window coverings, pergola, deck/patio features, and garage storage included.

Welcome to this beautifully updated detached home in Somerset, where comfort, style and outdoor living come together. The standout feature is the stunning fully renovated kitchen with quartz countertops, new cabinetry, new sink and faucet, new backsplash, and a newer Frigidaire appliance package. Thoughtful upgrades throughout the home include updated PEX plumbing, hot water tank replaced in 2020, roof redone in 2021, a refreshed main floor bathroom in 2024, and a rebuilt front porch finished with maintenance-free composite decking in 2023. The fully finished basement adds valuable living space with a large fourth bedroom, bathroom, spacious rec room and cozy fireplace. Upstairs, the oversized primary bedroom offers a walk-in closet and ensuite. Step outside to your own backyard oasis featuring a two-level deck, ground-level patio, pergola with built-in seating and coffee table, mature trees, and low-maintenance perennial landscaping. Ideally located within walking distance to Somerset Elementary and Samuel Shaw Middle School, with convenient access to major routes and amenities.