



**77 Ferncliff Crescent SE
Calgary, Alberta**

MLS # A2300630



\$769,000

Division:	Fairview		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,143 sq.ft.	Age:	1959 (67 yrs old)
Beds:	5	Baths:	3
Garage:	Single Garage Detached		
Lot Size:	0.01 Acre		
Lot Feat:	See Remarks		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, No Animal Home, No Smoking Home, See Remarks		

Inclusions: N/A

Welcome to 77 Ferncliff Crescent SE, a fully renovated bungalow located on a massive lot in the heart of Fairview, one of Calgary's most established and desirable communities. This beautifully updated home offers 5 bedrooms and 3 full bathrooms with a thoughtful layout that suits families, investors, or multi-generational living. The main floor features 3 bedrooms, including a spacious primary retreat with a private ensuite, along with a second full bathroom. The main living area is bright and modern, highlighted by a sleek electric fireplace and designer accent walls throughout. The showpiece kitchen showcases custom cabinetry, a large island with waterfall countertops, and contemporary finishes that blend style with function. Downstairs, the fully finished basement includes 2 additional bedrooms, a full bathroom, a large living space with a second electric fireplace, and a stylish built-in bar, making it perfect for entertaining, guests, or extended family living. This home has been extensively upgraded from top to bottom with new windows, a new furnace, new hot water tank, fully upgraded plumbing and electrical, light-up heated mirrors in the bathrooms, a brand new garage door, and a fully upgraded exterior that adds to its curb appeal. Located on an oversized lot in a quiet, family-friendly location close to schools, shopping, transit, and major routes, this is a truly turnkey property offering modern living in a classic neighborhood. A rare opportunity to own a completely renovated bungalow in Fairview.