



GRASSROOTS
REALTY GROUP

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93 Homestead Boulevard NE
Calgary, Alberta

MLS # A2118971



\$569,900

Division:	Homestead		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,367 sq.ft.	Age:	2022 (2 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Off Street, Parking Pad		
Lot Size:	0.04 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Partial, Partially Finished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-Gm
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, Quartz Counters, Tankless Hot Water, Walk-In Closet(s)		
Inclusions:	None		

Welcome to this charming one-year-old townhouse located in the sought-after community of Homestead! .This townhouse boasts luxurious living space with 3 bedrooms and 2.5 baths, all without any pesky condo fees. As you enter the main level, you'll notice the open floorplan concept, featuring a spacious living room with large window, a dining area, and a well-equipped kitchen with a kitchen island and modern appliances. There's also a convenient half bath on this level. Downstairs, you'll find a large basement that's partially finished and ready for your personal touch. Upstairs, the upper level offers 3 bedrooms and 2 full baths, including a master bedroom with an ensuite and walk-in closet. The laundry area, complete with upgraded washer and dryer, is conveniently located on this level too. Situated in Homestead, this home provides easy access to Stoney Trail, shopping centers, major grocery stores, restaurants, playgrounds, and more! With its great value and prime location, why wait? Book your private showing today!