



GRASSROOTS
REALTY GROUP

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750 Alpine Avenue SW
Calgary, Alberta

MLS # A2129334



\$610,000

Division:	Alpine Park		
Type:	Residential/Four Plex		
Style:	3 Storey		
Size:	1,740 sq.ft.	Age:	2024 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.02 Acre		
Lot Feat:	Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Brick, Cement Fiber Board, Stucco, Wood Frame	Zoning:	TBD
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Stone Counters		

Inclusions: N/A

Welcome to the stunning Alicia townhome by Genesis Built! This three-story masterpiece boasts 3 bedrooms, 2.5 baths, and an attached double garage conveniently located on the entry level alongside a versatile office space. The main floor greets you with an inviting open-concept living area, perfect for entertaining, and a modern kitchen complete with a spacious island for culinary delights. Step out onto the main floor balcony and enjoy serene views. Ascend to the upper floor to discover the tranquil bedrooms and the convenience of an adjacent laundry room. The primary bedroom offers a luxurious retreat, with its ensuite featuring a double vanity, ensuring both comfort and style. Experience the epitome of contemporary living in this meticulously crafted townhome. *Photos are representative*