



**489 Sunmills Drive SE
Calgary, Alberta**

MLS # A2142254



\$929,000

Division:	Sundance		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,681 sq.ft.	Age:	1990 (34 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Close to Clubhouse, Lawn, Low Maintenance Landscaping		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Storage, Walk-In Closet(s)		
Inclusions:	n/a		

Enjoy lake life this summer with this stunning 4-bedroom bungalow nestled in the heart of Sundance. With just under 1,700sqft on the main and 3300 sqft total this bungalow is rare and makes for a great sized family home. As you step inside, you're greeted by a warm and inviting atmosphere, with abundant natural light filtering through the windows onto the brand-new vinyl floors. The main floor features a spacious living area that seamlessly adjoins the dining area, perfect for entertaining guests or enjoying family meals. The sunny kitchen has been completely renovated and now includes modern, energy-efficient appliances, beautiful quartz countertops, and ample storage space for all your culinary needs. The separate island is the ideal spot for casual mornings, enjoying your coffee while basking in the sunlight. Don't miss the cozy family room, which features a beautiful fireplace that creates an inviting space for family gatherings or quiet evenings. From here step out onto the south-facing backyard, where you'll find a tranquil oasis to relax and unwind. Whether it's enjoying your morning coffee on the deck or hosting summer BBQs with friends, this outdoor space is a great private space. Retreat to the primary bedroom complete with a large closet and a fully renovated ensuite bath. The spa-like bathroom includes modern fixtures and finishes, providing a private sanctuary to escape the day's stresses. Two additional bedrooms also feature new floors and paint, offering flexibility for a home office, gym, or spare rooms. The fully finished basement, where endless possibilities await. Use the extra square footage to create a cozy family room, home theater, or play area for the kids, the opportunities are endless. A finished bedroom, 4 piece bathroom, laundry room and ample storage space complete this lower level adding both convenience and functionality to the home.

Located in the sought-after community of Sundance, residents enjoy access to a private lake, offering year-round recreation opportunities such as swimming, and skating. Nearby amenities include schools, parks, shopping, and dining options, providing everything you need for modern-day living. Don't miss your chance to make this house your forever home. Schedule a showing today and experience the charm of Sundance living for yourself.