



**962 Harvest Hills Drive NE  
Calgary, Alberta**

**MLS # A2150488**



**\$669,900**

<b>Division:</b>	Harvest Hills		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	1,139 sq.ft.	<b>Age:</b>	1993 (31 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Lane, Backs on to Park/Green Space, Landscaped, Rectangular Lot		

<b>Heating:</b>	Standard, Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full, Walk-Out To Grade	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-C2
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Animal Home, No Smoking Home, Vaulted Ceiling(s)		

**Inclusions:** None

Welcome to this beautifully renovated 4-bedroom, 3-bathroom home, offering almost 2,000 square feet of finished living space. Perfect for large families, this spacious 4-level split home will surprise you with its generous size. The main floor boasts high ceilings, creating an airy and open feel, and features a renovated kitchen with an island and an eating area with a sliding glass door leading to the side deck. Enjoy the comfort of air conditioning and a huge dining area that can accommodate a large table and a sitting area. Upstairs, you'll find three good-sized bedrooms, with the primary bedroom fitting a king bed and furniture, along with a walk-in closet and a 3-piece ensuite with granite countertops and a new dual flush toilet. Another 4-piece bathroom is also located upstairs. On the first level down from the kitchen and dining area, there's a huge living room that can fit enormous furniture, with French doors opening to the backyard. This level also features another renovated 4-piece bathroom with a soaker tub. In the basement, you'll discover an amazing laundry room with enough cabinets for a small kitchen, a full-size washer and dryer, a laundry sink, and beautiful countertops. The large fourth bedroom includes a sitting area for television and a desk area, perfect for a student, and there's an additional office area as well. This home also offers a fully fenced yard, an oversized double garage, and a beautiful public green space behind the house. Located in a desirable area with treed boulevards, it is close to top-rated schools, shopping centers, walking paths, parks, pools, Vivo Rec Center, and public transportation. You'll have easy access to Stoney Trail, Deerfoot Trail, and Country Hills Boulevard, with convenient proximity to Superstore, Winners, Sobeys, Home Depot, Canadian Tire, restaurants, and everything that Country Hills has to offer.