



**10216 Maplecreek Drive SE
Calgary, Alberta**

MLS # A2151366



\$760,000

Division:	Maple Ridge		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,155 sq.ft.	Age:	1966 (58 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Fruit Trees/Shrub(s), Landscaped, Level, Re		

Heating:	High Efficiency, Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Aluminum Siding , Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Open Floorplan, Wet Bar		

Inclusions: none

Charming Renovated Bungalow with Modern Upgrades Nestled in the heart of Maple Ridge, this delightful 2+1 bedroom bungalow with 2.5 bathrooms seamlessly blends classic charm with modern amenities. As you step inside, the open-concept layout invites natural light to dance across the gleaming hardwood flooring. The home boasts granite accents throughout, including kitchen counters, an island, vanities, and even a wet bar—a perfect setup for entertaining guests. The kitchen is a true highlight, featuring pristine white cabinets, stainless steel appliances, and a generously sized island that opens to the spacious living room and dining area. Imagine preparing meals while chatting with family and friends—a space that effortlessly combines functionality and style. Solid wood doors and four-inch baseboards add a touch of elegance to every room. The main floor now includes two cozy bedrooms and a den, perfect for a home office or library. Additionally, there’s a two-piece ensuite bathroom for added convenience. Whether you’re relaxing in the bedrooms or enjoying a soak in the four-piece bathroom, you’ll appreciate the attention to detail that went into this renovation. Venturing downstairs, you’ll find a fully finished basement—a large recreation room and a third bedroom with its own four-piece ensuite bathroom. The newer electrical panel ensures peace of mind, while the fresh asphalt shingles protect your investment for years to come. Outside, the property sits on a 63-foot lot with a paved alley, offering both privacy and convenience. The single detached garage and spacious backyard, adorned with mature landscaping, create a serene escape from the hustle and bustle. Location-wise, this bungalow hits the sweet spot. Walking distance from schools and shopping, it’s also

conveniently close to major traffic arteries, making your daily commute a breeze. Don't miss out on this Maple Ridge gem—schedule a viewing today and experience the perfect blend of comfort, style, and convenience!