



**46 Bridleridge Green SW
Calgary, Alberta**

MLS # A2157692



\$699,900

Division:	Bridlewood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,843 sq.ft.	Age:	2007 (17 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Backs on to Park/Green Space, No Neighbours Behind		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Wood Frame	Zoning:	R-1N
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, No Animal Home, Walk-In Closet(s)		

Inclusions: n/a

Welcome to your stunning house located in the family-friendly community of Bridlewood. This 3 bed 2.5 bath house is very functional with it's spacious, open concept living room and kitchen area. The home is adorned with hardwood flooring throughout and equipped with sleek, top of the line appliances and a new stove. The master bathroom boasts dual sinks, a stand-alone shower, a soaker tub, a private bathroom, and ample cabinetry to keep the space organized. East facing patio and backyard allow an abundance of natural light into the house. Backyard has non-obstructive view of the green field, walking distance to the school. Conveniently located close to parks, Bridlewood Elementary School, Sobeys, Tim Hortons, Shoppers Drug Mart and so much more!