



**5131 Veronica Road NW
Calgary, Alberta**

MLS # A2175629



\$810,000

Division:	Varsity		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,626 sq.ft.	Age:	1965 (59 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Composite Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Central Vacuum, Granite Counters, Jetted Tub, No Animal Home, No Smoking Home, Skylight(s), Storage, Sump Pump(s), Track Lighting, Vinyl Windows, Walk-In Closet(s)		
Inclusions:	None		

Welcome home to 5131 Veronica Road NW, a rare opportunity to enter the coveted and family-friendly community of Varsity! This large, beautiful and immaculately-maintained bi-level home boasts almost 3000 square ft of air-conditioned living space including 5 bedrooms, a gas fireplace, massive family room, wet bar down and many enviable mid-century- modern flourishes throughout. The nicely-appointed, updated kitchen opens up to the spacious and open dining/ living area then out to not one, but two deck levels (zero lawn maintenance in back yard) for endless outdoor living. You'll find the massive primary bedroom on the upper level with giant closet and a five piece ensuite (including bidet). Two more bedrooms , another full four-piece bathroom and a wonderful formal dining area (also opens onto deck) complete the main level. Downstairs, you'll find the finished family room with wet bar, 2 huge bedrooms, yet another 4 piece bathroom and a super useful workshop. Close to walking paths, parks, shopping and schools. An easy drive in to downtown, or a 5 minute drive to Stoney Trail and your mountain escapes. On a lovely, quiet street with no thru traffic in the mature and established neighborhood of Varsity . Book a showing today!