



**23 Millbank Crescent SW
Calgary, Alberta**

MLS # A2198463



\$687,000

Division:	Millrise		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,754 sq.ft.	Age:	1982 (43 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Single Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Central, Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island		

Inclusions: N/A

Stunning Detached Home in Millrise - Ready to Move In! Welcome to your dream home in the sought-after SW community of Millrise! This impressive 2,645 sq. ft of living space. detached residence features 4 spacious bedrooms and 2.5 bathrooms, perfect for families of all sizes. The oversized front-attached single garage provides ample space for your vehicles and storage. Step inside to discover a beautifully finished interior, highlighted by a welcoming living area that flows effortlessly into a modern kitchen—ideal for both entertaining and everyday living. The finished basement offers an extra bedroom and a massive recreation/gaming room, perfect for family gatherings or relaxing evenings. Enjoy the convenience of being just minutes away from shopping and the C-train, making commuting a breeze. This home is move-in ready, so don't miss your chance to make it yours! Contact your favorite Realtor today to schedule a viewing!