



GRASSROOTS
REALTY GROUP

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128 Yorkstone Rise SW
Calgary, Alberta

MLS # A2206322



\$799,990

Division:	Yorkville		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,750 sq.ft.	Age:	2024 (1 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Back Yard, Interior Lot, Street Lighting		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Concrete, Other, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Double Vanity, High Ceilings, Kitchen Island, Open Floorplan, Recessed Lighting, Soaking Tub, Walk-In Closet(s)		

Inclusions: N/A

****Quick Possession**** The Cline offers 2750 sq. ft in the Yorkville community in Calgary, starting at \$799,990. This 4 bedroom, 2.5 bath with 2 car front attached Garage home features Bath oasis and Design Studio finishes like quartz countertops, luxury vinyl plank floors, Electric fireplace, Chimney hood fan, stainless kitchen appliances and much more. Enjoy access to amenities including planned schools, an environmental reserve, and recreational facilities, sure to complement your lifestyle!