



GRASSROOTS
REALTY GROUP

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134 Somerset Drive SW
Calgary, Alberta

MLS # A2211135



\$589,900

Division:	Somerset		
Type:	Residential/House		
Style:	3 Level Split		
Size:	1,803 sq.ft.	Age:	1996 (29 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Welcome home to a corner lot, fully finished 3 level split, 4 bedroom 3 bath home, in the Family friendly neighborhood of Somerset. 1800 square feet of developed living space. Raised deck off of the eat in kitchen, sliding glass doors to the back yard from the lower level family room with a gas fireplace. Living room off main entrance with a formal dining room. 3 bedrooms on the upper level and a 4 piece ensuite and a 4 piece bath. lower level with another bedroom and a 3 piece ensuite. Double attached garage. Corner lot with no public sidewalks on the side of the property to worry about. House needs updating but, has new vinyl plank flooring in dining and living room and upstairs bedrooms. New furnace in 2024. Come and make this your new home..