





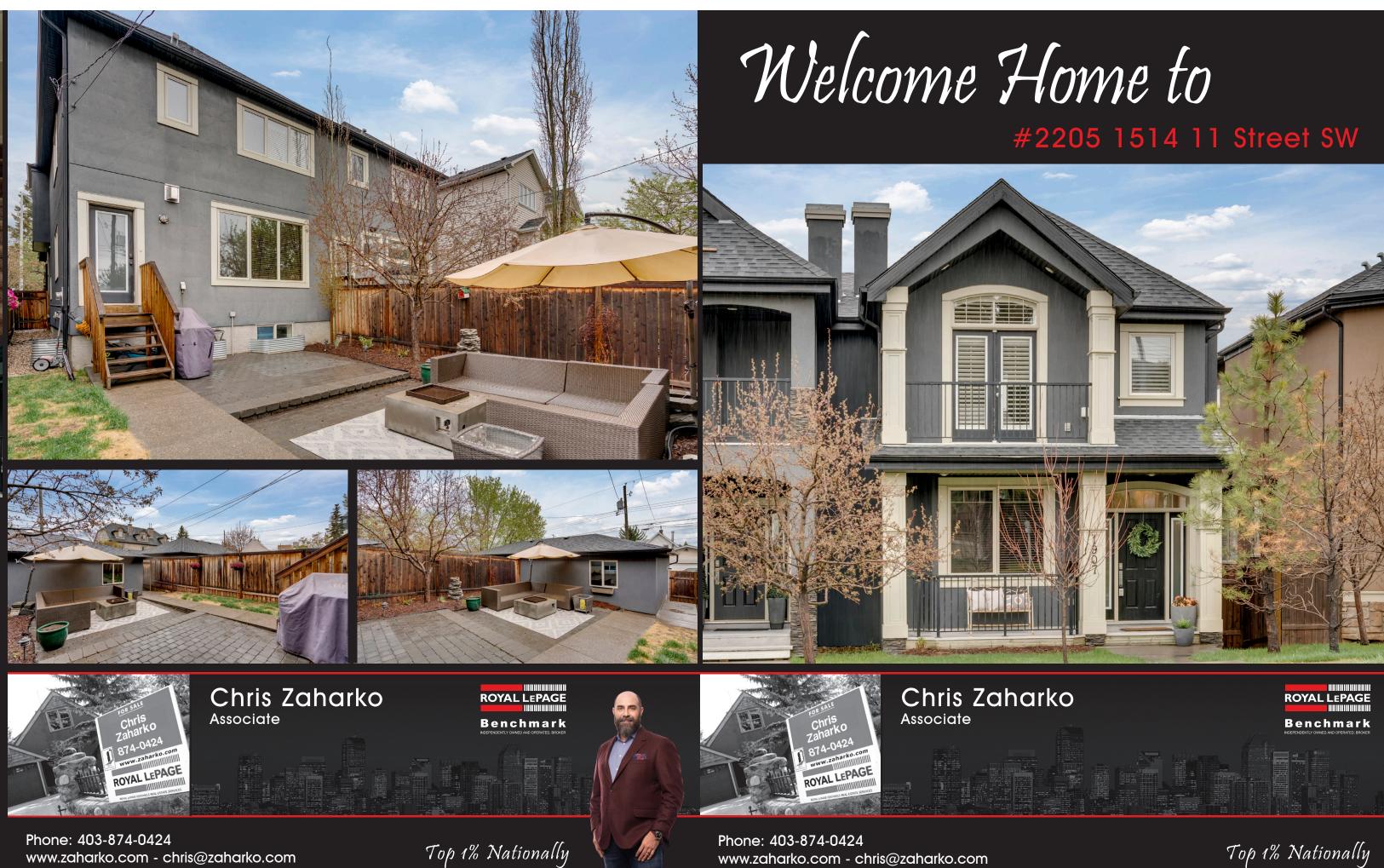


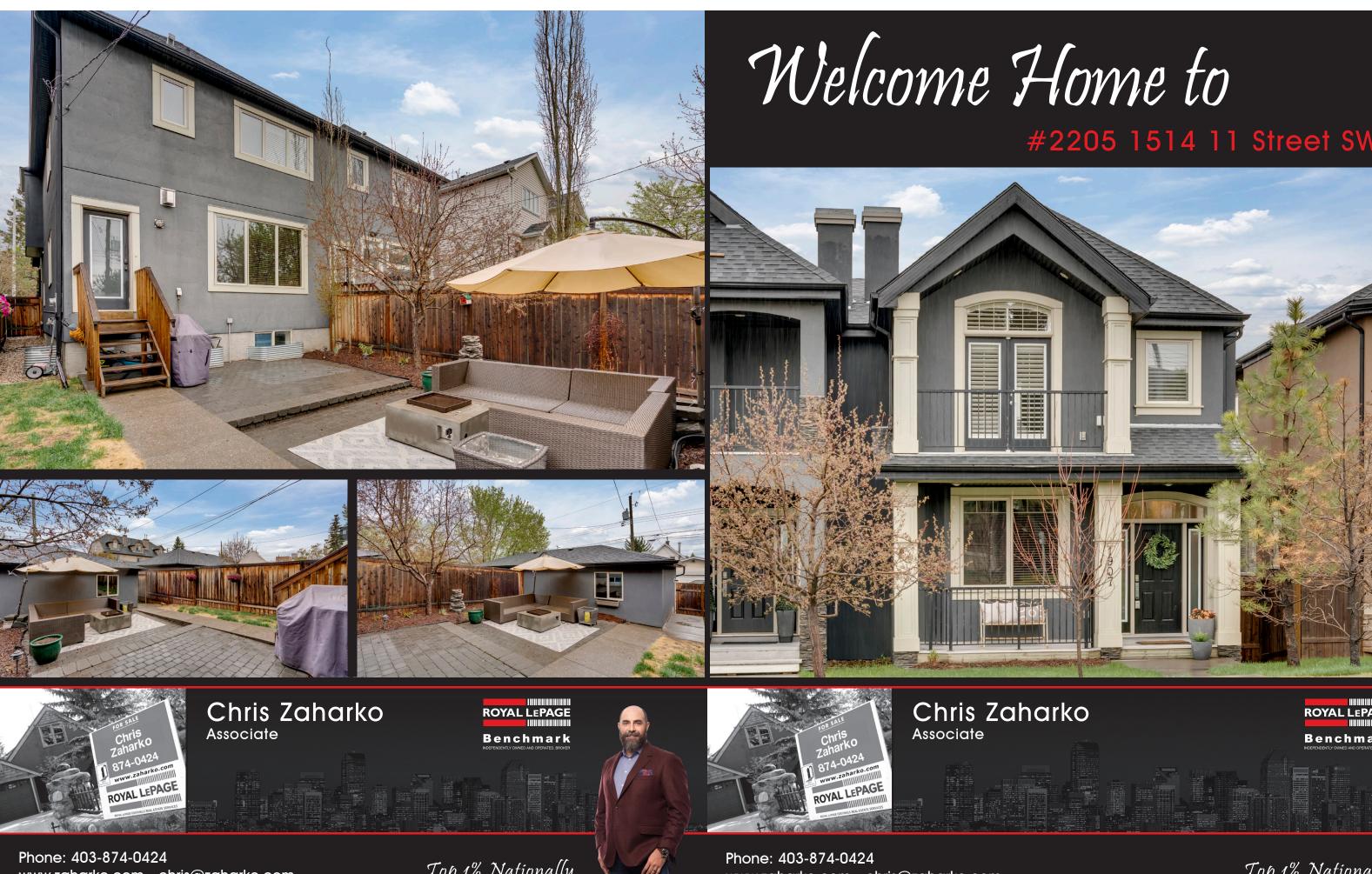


LS:	C4297757
ear Built:	2008
otal SqFt:	1,723
edrooms:	3
athrooms:	2 Full 1 Half
arking:	2/Double Garage Detached
pe:	Semi Detached
yle:	2 Storey
rea:	Calgary
ıb-Area:	South Calgary
terior:	Stucco
ixes:	\$4,750/2019

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Beautiful 3 bedroom, semi-detached home in sought after Marda Loop. The open concept of the main level makes this home bright and welcoming. Working from home is easy with an office space right of the front door. Open to the dining area and living room, the kitchen offers ceiling height cabinets, stainless steel appliances, granite counter tops and gas range. The 3 sided gas fireplace makes the livingroom nice and cozy. Upstairs, the master suite offers a huge walk-in, 5 pc ensuite and private balcony. 2 additional nice sized bedrooms with Jack & Jill bathroom and laundry room complete the upper level. The fully finished basement offers a huge rec room perfect for entertaining. Over 30K in upgrades including custom blinds and shutters throughout, California Closets in the master and laundry, landscaping and new stone patio. Steps to the shops at Marda Loop and walking distance to most amenities. Transit stop is located right across the street. Nothing needs to be done! Move in and enjoy the summer!

