

\$550,000 - 116 Mckerrell Close Se, Calgary

MLS® #A2087536

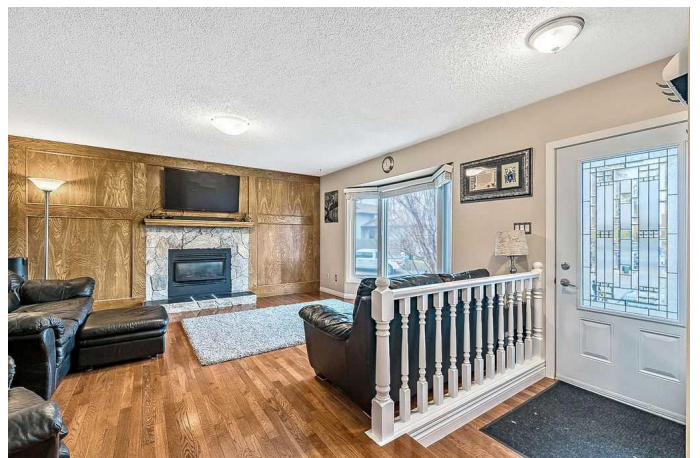
\$550,000

4 Bedroom, 2.00 Bathroom, 1,017 sqft

Residential on 0.11 Acres

McKenzie Lake, Calgary, Alberta

Welcome to 116 Mckerrell Close SE in the highly sought-after community of McKenzie Lake. Here is the opportunity to own an incredible family home on a quiet street, mere minutes from the lake, schools, parks and transportation. This home is fully developed on both levels and features so many incredible upgrades including: new vinyl siding with foam wrap, 50g hot water tank, high efficiency furnace, air conditioning, plus new windows and doors. In addition to the standard insulation in the attic, there has been R12 blown-in insulation added. The roof has 30 year fibreglass shingles with ice & water shield. Upon entering the foyer you'll find the cozy living room complete with hardwood floors, gas fireplace with stone surround, and a sunny west facing bay window. There are 3 generous sized bedrooms on the main level that share a family bathroom. The kitchen has modern white cabinets with black accents and a stainless steel appliance package. Sliding glass doors from the nook head out to the deck and big backyard. Heading downstairs you'll notice the high ceilings and an abundance of space in the family room/rec room area. In addition to the spacious family room, there is a fourth bedroom with egress window, another full bathroom, a family-sized laundry room, and plenty of storage. This home is perfect for today's growing family or grandparents wanting to be close their grandchildren. Ideally situated on an amazing lot with a large pie-shaped backyard with so



much room for the kids to play, gorgeous mature trees, a brand new fence, RV parking and an incredible 24' x 26' detached garage with custom pad. This ultimate "man-cave" is incredible! It is fully insulated and drywalled, heated, and boasts custom built-ins. It even has a rough-in for an electric-vehicle charger. Finally, you'll appreciate the double-wide paved alley at the rear of the home. You'll love living in McKenzie Lake where you can enjoy not only lake life, but a host of incredible amenities like tennis courts, walking trails, bike paths, ice rink and ball diamonds. Shopping, restaurants, and quick access to Deerfoot Trail for your morning commute, are all closeby. This home is an absolute must see, as there are so many features to appreciate and the location is unbeatable!

Built in 1983

Essential Information

MLS® #	A2087536
Price	\$550,000
Sold Price	\$550,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,017
Acres	0.11
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	116 Mckerrell Close Se
Subdivision	McKenzie Lake

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1M2

Amenities

Amenities	Beach Access, Clubhouse, Recreation Facilities
Utilities	Cable Connected, Electricity Connected, Electricity Not Available, Natural Gas Connected, Garbage Collection, Phone Connected, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Masonry, Oak, Raised Hearth
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Lighting, Private Yard
Lot Description	Gentle Sloping, Landscaped, Pie Shaped Lot, Private
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 13th, 2023
Date Sold	October 31st, 2023
Days on Market	17
Zoning	R-C1
HOA Fees	267.50
HOA Fees Freq.	ANN

Listing Details

Listing Office CIR REALTY

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