

\$750,000 - 52 Arbour Crest Heights Nw, Calgary

MLS® #A2106111

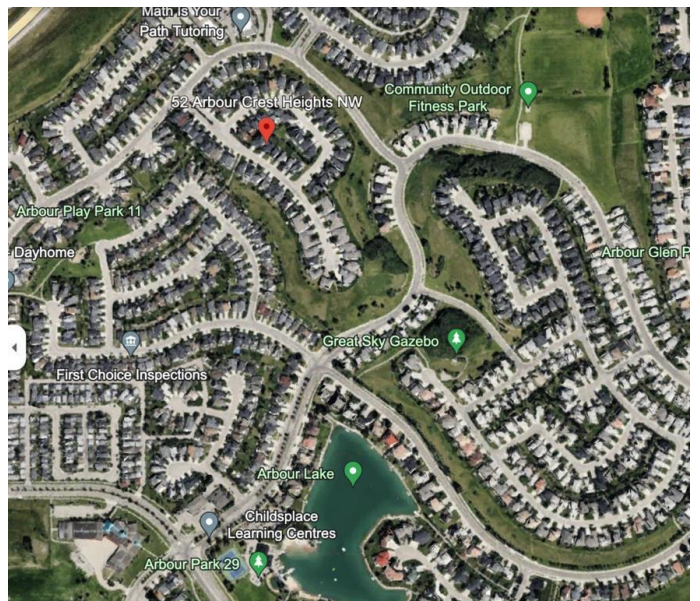
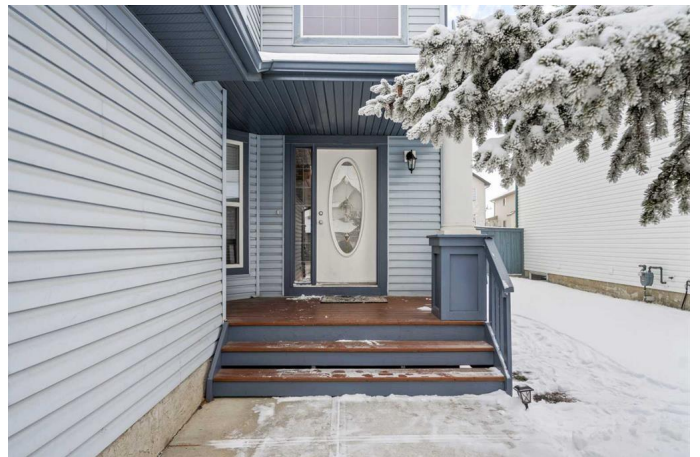
\$750,000

3 Bedroom, 3.00 Bathroom, 1,787 sqft

Residential on 0.12 Acres

Arbour Lake, Calgary, Alberta

Welcome to your newly renovated oasis nestled in the serene community of Arbour Lake! This exquisite home offers the perfect blend of modern luxury and tranquil lakeside living. As you step through the door, you're greeted by 2 story high ceilings showcasing the freshly painted walls and gleaming laminate floors. The open-concept layout seamlessly connects the spacious living area to the recently renovated gourmet kitchen, including quartz countertops, new appliances, and extended cabinets. Escape to the luxurious master suite, where tranquility awaits. The oversized windows frame picturesque views of the surrounding landscape, while the spa-like ensuite bathroom offers a rejuvenating retreat complete with a soaking tub, walk-in shower, and dual vanity sinks. With 2 additional bedrooms and a versatile den, there's plenty of space for everyone to unwind and recharge. Head downstairs to enjoy the fully finished basement and separate games area perfect for entertaining or for the kids domain. This home comes fully featured with a new roof (2019) water softener, and air conditioning for those hot summer days. Step outside to your own private oasis, where lush greenery and mature trees create a peaceful backdrop for outdoor relaxation. Location-wise, this property is unbeatable, offering easy access to the lake and a multitude of year-round activities, including ice skating, beach days, paddle boarding, and fishing. Don't miss out on the



opportunity to make this delightful home yours and embrace the quintessential Arbour Lake lifestyle.

Built in 2000

Essential Information

MLS® #	A2106111
Price	\$750,000
Sold Price	\$740,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,787
Acres	0.12
Year Built	2000
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	52 Arbour Crest Heights Nw
Subdivision	Arbour Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 5A3

Amenities

Amenities	Beach Access, Boating, Park, Picnic Area
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Pantry, Quartz Counters, Stone Counters, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings

Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	February 9th, 2024
Date Sold	March 2nd, 2024
Days on Market	22
Zoning	R-C1
HOA Fees	265.50
HOA Fees Freq.	ANN

Listing Details

Listing Office	eXp Realty
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