

\$574,888 - 20, 10 Point Drive Nw, Calgary

MLS® #A2116470

\$574,888

2 Bedroom, 2.00 Bathroom, 1,282 sqft

Residential on 0.00 Acres

Point McKay, Calgary, Alberta

Minutes from the Bow River and its pathway system this Executive, TWO BEDROOM Townhome is without compromise. Nestled in a park like setting in coveted Point McKay, this modern Townhome delivers the perfect blend of stylish upgrades and elegant comfort. As you step in the front door and proceed through the Foyer, passed a roomy closet for winter coats and access to your garage, your eye is drawn to the Living Room at the top of the stairs. Sliding Glass Doors bring lots of natural light to this and upper levels and affords a great view of your Private Backyard. This oversized Living Room features Hardwood Floors and a cozy Gas Fireplace, perfect for those chilly winter nights. Proceed to the third level which showcases a generous Dining Room-large enough to seat six+ and a spectacular Gourmet Kitchen. Custom cabinetry will be a real delight featuring wonderfully sleek 'Lazy-Susan's' which not only allow you access to the entire cupboard but also pull out for your convenience. No expense has been spared with Stainless Steel Samsung appliances and loads of counterspace for all your prep work. Large windows on this level, allow more natural light into both the Kitchen and the Reading Nook/Den just off the kitchen. Your Den is the perfect spot for that morning cup of java or a glass of wine. A Two Piece Bathroom finishes this third level. Beautiful Cork flooring is featured on the stairs leading up and onto the Fourth level, which could be either your Media



Room/Office/Play Area - your choice. Your roomy Second Bedroom is on this level and features views of the backyard and more green space. The stunning Primary bedroom is on the top level-a retreat in the trees. Large east facing windows make you feel like you're part of nature in your retreat. There is also a luxurious Four Piece Bath on this level as well as a Walk-In Wardrobe/Change Room (in addition to the walk-in closet in the bedroom!) No detail has been spared in this fabulous Townhome. The attached garage has lots of Storage Space. The Basement has more Storage Space and features the Washer and Dryer as well. 15 MINUTE BIKE RIDE TO DT-STEPS FROM THE BOW RIVER WHERE YOU CAN CANOE, KAYAK, FISH, SWIM OR HOP ONTO THE KMS OF BIKE TRAILS AND WALKING PATHS. This Point McKay townhome has it all and is perfect for a professional couple who work in the Core, Retirees who just want to lock the door and go explore, or a young Family looking for their first home. You are a 3 minute drive from your doorstep to the TransCanada Highway, and on to Banff, where exciting adventures in the Rockies await. Close to fabulous Restaurants, Parks, Schools, a beach at Edworthy Park...your lifestyle options are endless here: COME HOME TODAY.

Built in 1980

Essential Information

MLS® #	A2116470
Price	\$574,888
Sold Price	\$590,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,282

Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Row/Townhouse
Style	5 Level Split
Status	Sold

Community Information

Address	20, 10 Point Drive Nw
Subdivision	Point McKay
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 4W2

Amenities

Amenities	Park, Visitor Parking
Parking Spaces	3
Parking	Single Garage Attached

Interior

Interior Features	Chandelier, Granite Counters, High Ceilings
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Garden, Private Entrance, Private Yard
Lot Description	Backs on to Park/Green Space, Few Trees, Garden, Low Maintenance Landscape, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	March 22nd, 2024
Date Sold	April 19th, 2024
Days on Market	28
Zoning	DC
HOA Fees	0.00

Listing Details

Listing Office	Royal LePage Solutions
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