

\$859,900 - 74 Tuscany Ridge Heath Nw, Calgary

MLS® #A2118658

\$859,900

5 Bedroom, 4.00 Bathroom, 2,065 sqft
Residential on 0.10 Acres

Tuscany, Calgary, Alberta

FULLY RENOVATED 5-BEDROOM HOME IN THE PERFECT LOCATION!! This property has it all and is the perfect place to call home for the growing family. Located on a quiet enclave across from a park with a south-facing backyard this home has been completely renovated and it shows the minute you walk in the front door. Sprawling new vinyl plank floors welcome you as pass the front office area and into the open-concept kitchen complete with newer appliances, quartz counters and newly sprayed cabinetry. The open-to-below family room is separated from the dining room by an updated 3-way fireplace with a Quartz mantle. Loads of south-facing sun fill the home from your full-width deck with glass railings or slip through the walk-through pantry and rear mudroom(roughed-in for laundry) into the epoxy floor garage complete with loads of storage and full slat-wall system. The Upper floor boasts 4 Bedrooms & 2 Full Updated baths, including a master suite with a separate shower and corner tub. The lower walkout basement is well appointed with a 5th bedroom another full bath and an oversized storage and laundry room. The rec area is the perfect spot to catch the game or watch a movie with full theatre experience including speakers, screen and projector. New Carpets, New Roof, New Central Air, New Blinds throughout, New Paint, a Security system, and roughed-in for a hot-tub make this home turn-key and ready for the next family for years to come. This one is a must see!!!



Built in 2005

Essential Information

MLS® #	A2118658
Price	\$859,900
Sold Price	\$910,500
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,065
Acres	0.10
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	74 Tuscany Ridge Heath Nw
Subdivision	Tuscany
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3L 3C6

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Playground
Lot Description	Landscaped
Roof	Asphalt
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 29th, 2024
Date Sold	April 5th, 2024
Days on Market	7
Zoning	R-C1N
HOA Fees	288.28
HOA Fees Freq.	ANN

Listing Details

Listing Office	Real Broker
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