

\$399,900 - 208 Mckenzie Towne Close Se, Calgary

MLS® #A2120139

\$399,900

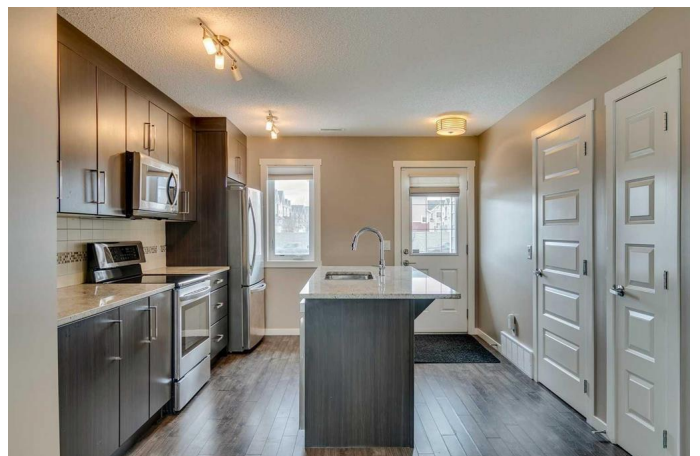
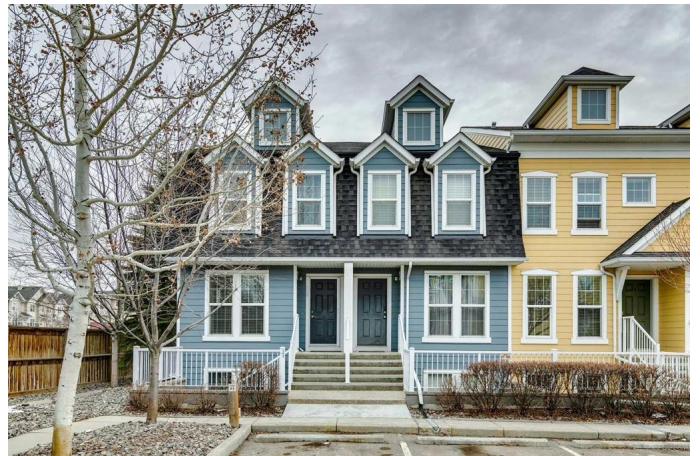
2 Bedroom, 3.00 Bathroom, 1,367 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

END UNIT ON TOP | FENCED BACKYARD
with TURF GRASS | PARKING RIGHT OUT
YOUR FRONT DOOR | ATTIC STORAGE |
IMMEDIATE POSSESSION AVAILABLE |

Your search is over! Welcome to the beautiful 208 McKenzie Towne Close, a 2-storey townhouse with your very own fully fenced backyard. Charming curb appeal will greet you whenever you come home with its Cape Cod exterior design. Inside, you will find an open-concept main floor showcasing extra windows and therefore AN ABUNDANCE OF NATURAL LIGHT because it is the unit on the very end of the block. The living room features laminate flooring, beautiful shutters on the windows, built-in space for TV with floating shelves, and access to the half bathroom. The dining room features an updated light fixture and large window for extra natural light. The attractive and spacious kitchen features granite countertops, an island with breakfast bar, stainless steel appliances (new in 2017), ceiling-high cabinets, and a deep pantry closet. Access to the backyard is off the kitchen. The beautiful backyard features TURF GRASS, a lower patio, and access to the front yard because this is an end unit. The second floor is well laid out and features 2 primary bedrooms, each with its own ensuite bathroom, and the laundry (conveniently situated between the two bedrooms). The main primary bedroom features a walk-through closet leading to the ensuite bathroom with tub/shower combo. A very desirable feature is



the HUGE ATTIC STORAGE SPACE which can be accessed by pull-down stairs next to the bedrooms. This 15'8"x14' space is perfect for storing your Christmas decorations, camping gear, etc. Enjoy the amazing location of this special home as it is only a 4-minute walk to the McKenzie Towne outdoor rink, Shoppers Drug Mart, pond, restaurants, and many other amenities. Schools nearby. Check out the McKenzie Towne Council website for all the upcoming community events including drop-in gym times. This home won't last long - book your showing today!

Built in 2011

Essential Information

MLS® #	A2120139
Price	\$399,900
Sold Price	\$408,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,367
Acres	0.00
Year Built	2011
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	208 Mckenzie Towne Close Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 1A9

Amenities

Amenities	Parking, Trash, Visitor Parking
Parking Spaces	1
Parking	Guest, Off Street, Stall

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Closet Organizers, Granite Counters, Kitchen Island, Open Floorplan, Pantry, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Yard, Corner Lot, Lawn, Low Maintenance Landscape, Landscaped
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 5th, 2024
Date Sold	April 8th, 2024
Days on Market	3
Zoning	M-2
HOA Fees	220.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX First
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