

\$789,900 - 222 Mt Assiniboine Place Se, Calgary

MLS® #A2133338

\$789,900

5 Bedroom, 4.00 Bathroom, 2,029 sqft
Residential on 0.13 Acres

McKenzie Lake, Calgary, Alberta

*****OPEN HOUSE CANCELLED*** LAKE LIVING AT ITS FINEST!** - Welcome to 222 Mt Assiniboine Place, a spacious and practical 2-storey family home with a WALKOUT BASEMENT nestled in the highly sought-after community of McKenzie Lake! Situated on a QUIET STREET and boasting over 3100 sq ft of developed living space, this residence offers plenty of space for the entire family to enjoy! Step inside to discover a functional layout crafted for effortless living. The kitchen impresses with ample cabinet space and a generous island, ideal for meal prep or casual dining. Adjacent to the kitchen, is the great room with a comforting GAS FIREPLACE, soaring VAULTED CEILINGS, and expansive windows that flood the area with NATURAL LIGHT. On the main floor, you'll also find the laundry room, a flex room that can serve as a home office, studio, or formal dining area, and a secluded bedroom or den with French doors for added privacy. Upstairs, two sizeable bedrooms await alongside the magnificent primary retreat boasting a WALK-IN CLOSET and a luxurious 4-PIECE ENSUITE featuring a large soaker tub. Head downstairs to the FULLY FINISHED WALK-OUT BASEMENT, offering additional living space including a full bathroom, rec room, and fourth bedroom—an ideal locale for entertaining guests or simply unwinding with the family. Host BBQs with friends, have playtime with the kids, or simply relax and soak in the peaceful surroundings. A spacious shed provides convenient storage,



while the meticulously maintained gardens enhance the property's allure. Conveniently located near Deerfoot Trail, Stoney Trail, and MacLeod Trail, this home provides easy access to the mountains, downtown, and all that Calgary has to offer. Embrace the benefits of living in a LAKE COMMUNITY with an array of family-friendly amenities, including fishing, canoeing, swimming, skating, tobogganing, tennis courts, basketball courts, pickleball, after-school care programs, hall rentals, and a beach volleyball area. Within close proximity, you'll find schools, restaurants, shopping centres, dog parks, pathways, recreational facilities, bus stops, and golf courses. If you're seeking a comfortable family home in an exceptional neighbourhood, look no further than 222 Mt Assiniboine Place! Contact your preferred REALTOR® today to schedule your private tour and seize this extraordinary opportunity!

Built in 1997

Essential Information

MLS® #	A2133338
Price	\$789,900
Sold Price	\$807,500
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,029
Acres	0.13
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	222 Mt Assiniboine Place Se
Subdivision	McKenzie Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 2N5

Amenities

Amenities	None
Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Bar, Central Vacuum, Chandelier, Closet Organizers, Kitchen Island, No Smoking Home, Pantry, Separate Entrance, Soaking Tub, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Range, Humidifier, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Walk-Out

Exterior

Exterior Features	Balcony, Garden, Private Yard
Lot Description	Back Yard, Front Yard, Lawn, Garden, Landscaped, Level, Street Lighting, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 21st, 2024
Date Sold	May 27th, 2024
Days on Market	6
Zoning	R-C1

HOA Fees	262.50
HOA Fees Freq.	ANN

Listing Details

Listing Office	MaxWell Capital Realty
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