

\$679,000 - 32 Arbour Crest Drive Nw, Calgary

MLS® #A2134557

\$679,000

3 Bedroom, 3.00 Bathroom, 1,185 sqft

Residential on 0.08 Acres

Arbour Lake, Calgary, Alberta

Welcome to your dream home in the highly sought-after Arbor Lake neighborhood! This stunning, light-filled, renovated four-level split offers 1778 square feet of beautifully designed living space. You'll be captivated by the newly designed kitchen, featuring luxury vinyl plank flooring, remodeled bathrooms, and a BRAND NEW FURNACE installed in 2024. The home also boasts the elimination of Poly B plumbing for your peace of mind.

Step into the living room and be greeted by soaring ceilings and a charming bay window that fills the space with natural light. The newly renovated kitchen will inspire your culinary creativity with its stainless steel appliances, quartz countertops, under-counter lighting, and modern cabinetry.

The luxurious master bedroom features a walk-in closet and a beautifully remodeled ensuite bathroom with a stand-up shower and glass sliding door. Two additional bedrooms on the upper floor provide ample space for family or guests.

The spacious family room, with its walk-out access to the yard, built-in cabinets, and cozy gas fireplace, is perfect for entertaining or relaxing. An additional refurbished bathroom adds convenience and style.

The finished basement level is ideal for a home office or recreational area, offering



flexibility to suit your needs.

Living in Arbour Lake, the only Northwest Lake community in Calgary, means enjoying countless family-friendly activities. Just a block away from the lake, you can indulge in swimming, skating, boating, fishing, and party room rentals. Arbour Lake was also named one of the best neighborhoods by Avenue Magazine, making it an even more desirable place to call home. Don't miss the opportunity to make this exceptional property yours!

Built in 1996

Essential Information

MLS® #	A2134557
Price	\$679,000
Sold Price	\$710,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,185
Acres	0.08
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Sold

Community Information

Address	32 Arbour Crest Drive Nw
Subdivision	Arbour Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3G 4H2

Amenities

Amenities	Clubhouse
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Built-in Features, Closet Organizers, French Door, High Ceilings, Quartz Counters, Recessed Lighting, Separate Entrance, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer
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	Private Yard
Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	May 23rd, 2024
Date Sold	May 31st, 2024
Days on Market	8
Zoning	R-C1N
HOA Fees	262.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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