

# \$624,900 - 72 Mckenna Way Se, Calgary

MLS® #A2140874

**\$624,900**

4 Bedroom, 3.00 Bathroom, 1,920 sqft

Residential on 0.11 Acres

McKenzie Lake, Calgary, Alberta

\* LAKE ACCESS! | NEAR GOLF COURSE! | MATURE TREES & QUIET STREET! | MAIN FLOOR BEDROOM \* | Welcome home to 72 McKenna Way in the highly desirable lake community of McKenzie Lake. As you drive down the street you will immediately appreciate all of the mature trees & well maintained yards that make this street so fantastic. The home offers plenty of off-street parking with the wide driveway & double front drive garage. The front corner deck is a perfect spot to sit and enjoy your morning coffee! As you enter the home you will be amazed by the soaring vaulted ceilings and floods of natural light from the skylight above. There is also a cozy front sitting room with a large bay window! Take a step down into the formal dining area that flows into the kitchen and breakfast nook. The kitchen has a great view of the south facing yard that allows you to watch over the kiddos or pups while you make dinner! There is a convenient door right off of the breakfast nook that leads to a large back deck and yard. Take another step down into the living room where you'll find a statement wood burning fireplace (w/ gas lighter) in the corner. More south facing windows allow tons of natural light to fill the space! Just down the hall you will find a highly convenient main floor bedroom that can easily double as a home office or kids play room. Across the hall there is a half bath and main floor laundry combo as well as the entrance to the attached garage. Upstairs offers an amazing view of the space



below! Up on this level you will find two more bedrooms, a full bathroom and the grand entrance to your master retreat. The master offers plenty off space for a king sized bed, full ensuite & a walk-in closet. Walk to the lake all summer and come back to a nice air conditioned after a day in the hot sun! Book your viewing today, this property is not going to last long!

Built in 1986

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2140874    |
| Price          | \$624,900   |
| Sold Price     | \$610,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 1           |
| Half Baths     | 2           |
| Square Footage | 1,920       |
| Acres          | 0.11        |
| Year Built     | 1986        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Sold        |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 72 Mckenna Way Se |
| Subdivision | McKenzie Lake     |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T2Z 1X2           |

### Amenities

|                |                                                            |
|----------------|------------------------------------------------------------|
| Amenities      | Beach Access, Clubhouse, Playground, Recreation Facilities |
| Parking Spaces | 4                                                          |

|         |                                                           |
|---------|-----------------------------------------------------------|
| Parking | Double Garage Attached, Driveway, Front Drive, Off Street |
|---------|-----------------------------------------------------------|

## Interior

|                   |                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------|
| Interior Features | Bar, High Ceilings, Skylight(s)                                                                                |
| Appliances        | Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer |
| Heating           | Forced Air                                                                                                     |
| Cooling           | Central Air                                                                                                    |
| Fireplace         | Yes                                                                                                            |
| # of Fireplaces   | 1                                                                                                              |
| Fireplaces        | Gas, Mixed, Wood Burning                                                                                       |
| Has Basement      | Yes                                                                                                            |
| Basement          | Full, Partially Finished                                                                                       |

## Exterior

|                   |                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------|
| Exterior Features | Private Yard                                                                                                                    |
| Lot Description   | Back Yard, Close to Clubhouse, Gazebo, Interior Lot, No Neighbours Behind, Street Lighting, Rectangular Lot, See Remarks, Treed |
| Roof              | Asphalt Shingle                                                                                                                 |
| Construction      | Brick, Stucco                                                                                                                   |
| Foundation        | Poured Concrete                                                                                                                 |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 14th, 2024 |
| Date Sold      | June 17th, 2024 |
| Days on Market | 3               |
| Zoning         | R-C1            |
| HOA Fees       | 262.50          |
| HOA Fees Freq. | ANN             |

## Listing Details

|                |                  |
|----------------|------------------|
| Listing Office | Town Residential |
|----------------|------------------|

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