

# \$919,000 - 113 Amblehurst Green Nw, Calgary

MLS® #A2142119

**\$919,000**

5 Bedroom, 4.00 Bathroom, 2,429 sqft

Residential on 0.08 Acres

Ambleton, Calgary, Alberta

Welcome to your future oasis, where modern luxury meets convenience. This stunning suburban home boasts a newly constructed legal basement suite, perfect for rental income or multi-generational living. With a front attached garage, four spacious bedrooms upstairs and a massive upper bonus room, this residence is designed to exceed your expectations. Step inside to experience an open floor plan bathed in natural light, with neutral finishes that complement any decor style. The spacious living areas provide ample room for relaxation and entertainment, while the gourmet spice kitchen off the garage is an incredible addition to this home. The main kitchen area is also a culinary enthusiast's dream. Working from home is also convenient with a large main floor office and towering built in bookshelf to home all of your eclectic treasures. Your private backyard oasis is ready for your personal design, as an area to create memories with loved ones. Located in a family-friendly neighbourhood close to parks and amenities, every convenience is at your fingertips. Don't miss your chance to own this meticulously maintained home that feels brand new. Schedule your private showing today and make this suburban retreat your own!



Built in 2022

## Essential Information

MLS® #	A2142119
Price	\$919,000
Sold Price	\$900,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	2,429
Acres	0.08
Year Built	2022
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

### Community Information

Address	113 Amblerhurst Green Nw
Subdivision	Ambleton
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T4B3P5

### Amenities

Amenities	Other
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	See Remarks
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Cooktop, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, See Remarks, Suite

### Exterior

Exterior Features	Other
Lot Description	See Remarks
Roof	Asphalt Shingle
Construction	See Remarks
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 21st, 2024
Date Sold	October 22nd, 2024
Days on Market	123
Zoning	R-G
HOA Fees	262.50
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	The Real Estate District
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