

\$950,000 - 79 Mt Assiniboine Circle Se, Calgary

MLS® #A2142820

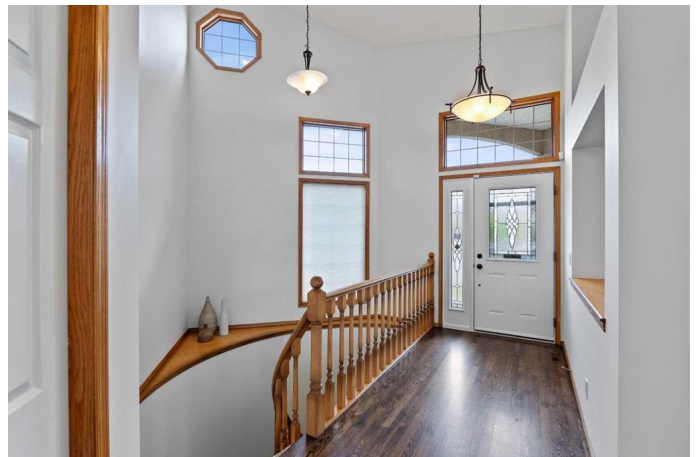
\$950,000

3 Bedroom, 3.00 Bathroom, 1,571 sqft

Residential on 0.17 Acres

McKenzie Lake, Calgary, Alberta

Experience breathtaking panoramic views from this fully developed executive walkout bungalow, nestled in the mature, sought-after neighborhood of Mountain Park in McKenzie Lake. This home backs onto a green space with access to the Bow River pathway system and boasts a triple attached garage and dramatic soaring vaulted ceilings that enhance its spaciousness. With new upgrades, including the removal of Poly B plumbing throughout, and recently buffed and refinished solid oak hardwood floors with intricate inlays and a matte finish, the home exudes elegance. Freshly painted throughout in a modern, neutral tone, it is move-in ready. The open concept floor plan features a dining area leading to a stunning kitchen with custom solid raised panel cabinets, granite countertops, and stainless steel appliances, including a gas cooktop, built-in dishwasher, oven, and microwave. The spacious main floor primary suite, with access to the deck, is a luxurious retreat. Its dream ensuite includes a double sink vanity with granite countertops, a jetted tub, a separate steam shower, a large dressing area, a huge ensuite closet with built-ins, and vaulted ceilings with a skylight. The main floor also offers a bright great room area with built-in cabinets, expansive windows, a laundry/mud room, and a half bath. The walkout level features two good-sized bedrooms, a four-piece bath, a massive great room with a built-in theater area, projection screen, speakers, built-in bar area, gas



fireplace, den/office space, and a utility room with ample storage. The exposed aggregate lower patio is perfect for outdoor gatherings while the upper deck is complimented by a sleek metal and glass railing and boasts a lovely mountain view. Additional features include underground irrigation and a heated garage. Located in the vibrant, active community of McKenzie Lake, youâ€™ll have an abundance of recreational amenities to enjoy, including fishing, skating, tennis, and paddle boarding. With lake privileges, playgrounds, parks, golf courses, a river, bike and walking paths, this community ensures a lively lifestyle with plenty of diverse activities to keep you entertained. Nearby elementary and junior high schools, within walking distance, both Catholic and public-school systems available, and easy access to Stoney and Deerfoot Trails, this property is perfect for those who appreciate diversity, luxury, and stunning views!

Built in 1994

Essential Information

MLS® #	A2142820
Price	\$950,000
Sold Price	\$922,500
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,571
Acres	0.17
Year Built	1994
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	79 Mt Assiniboine Circle Se
Subdivision	McKenzie Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 2N8

Amenities

Amenities	Beach Access, Clubhouse, Recreation Facilities
Parking Spaces	5
Parking	Triple Garage Attached

Interior

Interior Features	Built-in Features, Closet Organizers, Double Vanity, Recessed Lighting, Soaking Tub, Storage, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Cooktop, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Recreation Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Balcony, Lighting, Private Yard
Lot Description	Backs on to Park/Green Space, Irregular Lot, Landscaped, Private
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 21st, 2024
Date Sold	July 15th, 2024
Days on Market	24
Zoning	R-C1

HOA Fees	262.50
HOA Fees Freq.	ANN

Listing Details

Listing Office	RE/MAX Landan Real Estate
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