

\$449,900 - 346 Mckenzie Towne Link Se, Calgary

MLS® #A2150042

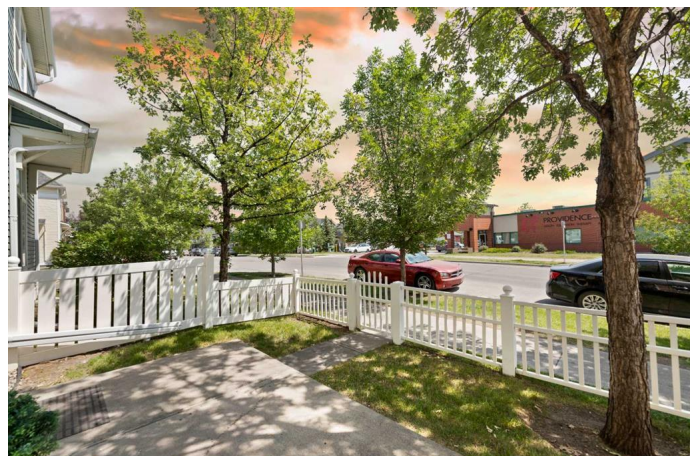
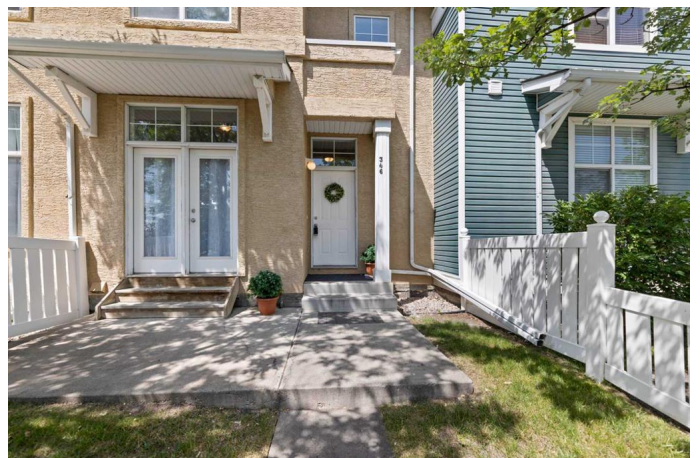
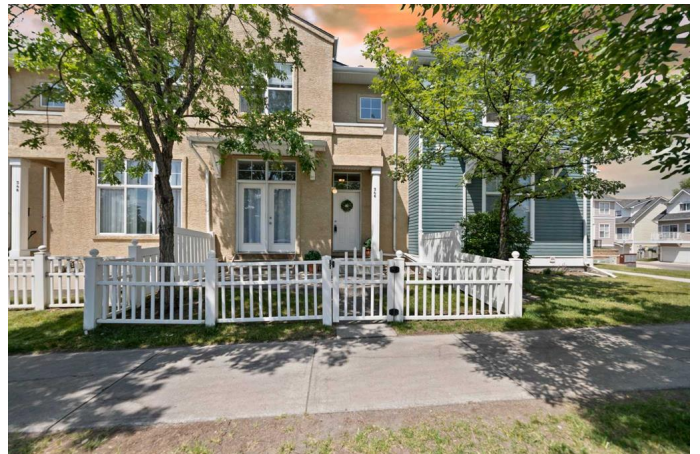
\$449,900

3 Bedroom, 2.00 Bathroom, 1,300 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

Great unit! Great location! Great complex!
Great opportunity at a Great price! This wonderful clean, open concept THREE (3) bedroom, 1 & 1/2 bathroom townhouse with double attached garage is vacant and ready for immediate possession. Many recent upgrades have been done. UPGRADES INCLUDE: BRAND NEW KITCHEN AID APPLIANCES!! Stainless Fridge, Stove, and Dishwasher! BRAND NEW LG Combination Microwave/Hoodfan as well as BRAND NEW gleaming quartz countertops and crisp white subway tile backspash. BRAND NEW blinds. Spacious & bright wide open main floor with a flex room (inside entrance) that can be used as an office, playroom or a gym/yoga area. You will be impressed by the abundance of natural light and eye catching newer luxury vinyl flooring throughout the entire main floor. On the upper level you have the main 4 pc bathroom, 3 good sized bedrooms with walk in closet in Master Bedroom and newer carpet throughout. The laundry and storage area (with bonus fridge) is located on the lower level that is also the entrance to Double attached garage. Parking won't be an issue because aside from the garage there is also street parking right out the front door. This unit is located in "The Mosaic of High Street" complex with affordable condo fees and is close to parks, shopping (boutique shops), restaurants, pubs, walking paths, schools, kids spray park and quick easy access to Deerfoot Trail & Stoney Trail. If you are looking for a



clean, updated, and move in ready place to
call home then this is the one for you!!!

Built in 2002

Essential Information

MLS® #	A2150042
Price	\$449,900
Sold Price	\$445,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,300
Acres	0.00
Year Built	2002
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	346 Mckenzie Towne Link Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 4E9

Amenities

Amenities	Trash, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached, Garage Door Opener, Garage Faces Rear

Interior

Interior Features	Breakfast Bar, High Ceilings, No Animal Home, No Smoking Home, Open Floorplan, Pantry
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer

Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	None
Lot Description	Front Yard
Roof	Asphalt Shingle
Construction	Stucco, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 17th, 2024
Date Sold	August 21st, 2024
Days on Market	35
Zoning	DC (pre 1P2007)
HOA Fees	226.60
HOA Fees Freq.	ANN

Listing Details

Listing Office	TREC The Real Estate Company
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