

# \$629,900 - 138 Macewan Park Green Nw, Calgary

MLS® #A2158903

**\$629,900**

3 Bedroom, 3.00 Bathroom, 2,081 sqft

Residential on 0.12 Acres

MacEwan Glen, Calgary, Alberta

Wonderfully located backing west onto a treed green space and extensive walking path! This original owner home is well-maintained showing pride of ownership throughout. The charming front porch greets guests and entices peaceful morning coffees. Inside over 2,800 sq. ft. allows ample space for large or growing families. Bayed windows and arched doorways adorn the living and dining rooms, open to each other making them perfect for entertaining. Soaring open to above ceilings create a bright and airy atmosphere in the living room with a fireplace to unwind in front of on cool winter nights. The kitchen has a timeless layout featuring stainless steel appliances, a centre prep island, a pantry for extra storage and a large breakfast nook that leads to the rear deck encouraging a seamless indoor/outdoor lifestyle. Extremely spacious the primary bedroom on the upper level is a true owner's retreat with a separated sitting area (great for an office or yoga studio), an expansive walk-in closet and a private ensuite boasting a jetted soaker tub and a separate shower. 2 additional generously sized bedrooms are also on this level, sharing the 5-piece main bathroom, no more listening to the kids fight over the sink! Barbeque, unwind or soak up the west sunshine on the deck in the beautifully landscaped backyard. Fully fenced the yard has loads of space for kids and pets to play that continues onto the green space behind for endless outdoor recreation. Wonderfully located within walking



distance to Nose Hill Park and just a 5 minute drive to the Country Hills Golf Club. This family-friendly neighbourhood also enjoys ice skating rinks, many parks, playgrounds, access to great schools and close to major thoroughfares! Truly an unsurpassable location this great home with wonderful bones in need some updating.

Built in 1993

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2158903    |
| Price          | \$629,900   |
| Sold Price     | \$635,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 2,081       |
| Acres          | 0.12        |
| Year Built     | 1993        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Sold        |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 138 Macewan Park Green Nw |
| Subdivision | MacEwan Glen              |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T3K 4E5                   |

**Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |

**Interior**

|                   |                                                                                                                              |
|-------------------|------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Double Vanity, High Ceilings, Jetted Tub, Kitchen Island, Open Floorplan, Pantry, Storage, Walk-In Closet(s) |
| Appliances        | Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings                      |
| Heating           | Forced Air, Natural Gas                                                                                                      |
| Cooling           | None                                                                                                                         |
| Fireplace         | Yes                                                                                                                          |
| # of Fireplaces   | 1                                                                                                                            |
| Fireplaces        | Family Room, Wood Burning                                                                                                    |
| Has Basement      | Yes                                                                                                                          |
| Basement          | Full, Unfinished                                                                                                             |

## Exterior

|                   |                                                           |
|-------------------|-----------------------------------------------------------|
| Exterior Features | Private Yard                                              |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Lawn, Landscaped |
| Roof              | Asphalt Shingle                                           |
| Construction      | Stone, Vinyl Siding                                       |
| Foundation        | Poured Concrete                                           |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 21st, 2024 |
| Date Sold      | August 23rd, 2024 |
| Days on Market | 2                 |
| Zoning         | R-C1              |
| HOA Fees       | 0.00              |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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