

# \$660,000 - 38 Inverness Rise Se, Calgary

MLS® #A2165643

**\$660,000**

4 Bedroom, 4.00 Bathroom, 1,703 sqft

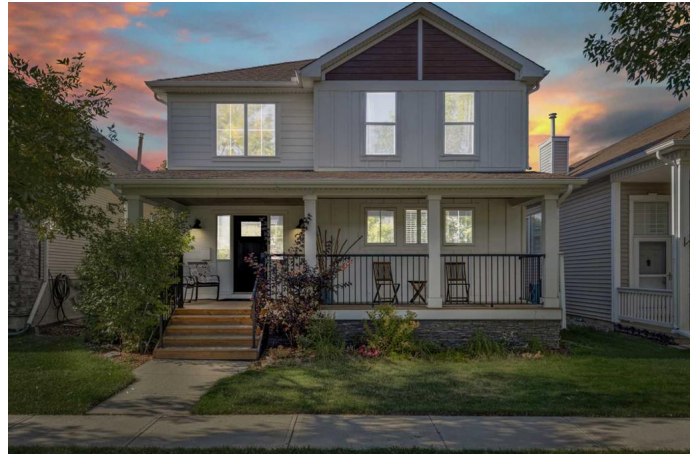
Residential on 0.10 Acres

McKenzie Towne, Calgary, Alberta

Welcome to this beautifully upgraded home nestled in the heart of Inverness, one of the most desirable communities in the city. Situated on a quiet, tree-lined street, this residence boasts an impressive array of modern renovations, making it truly move-in ready.

As you step inside, youâ€™ll immediately notice the thoughtful updates throughout. The brand-new kitchen features sleek countertops and modern finishes, perfect for anyone who loves to cook or entertain. Fresh carpet stretches throughout the home, while the basement showcases stylish wide plank laminate, and the refinished hardwood floors on the main level add timeless elegance. Every bathroom has been completely redone with contemporary fixtures and finishes, providing a spa-like experience in the comfort of your own home. The stunning new exterior, featuring Hardi Board at the front, offers impressive curb appeal, while central air conditioning keeps you comfortable year-round.

The oversized double detached garage is a rare find, with ample space for larger vehicles and plenty of storage. It opens up to a massive yard, offering endless possibilities for outdoor activities, gardening, or simply enjoying the privacy of your own retreat. Inside, the main floor is a blend of modern design and cozy charm, with an open living area, a convenient



powder room, and a laundry room – all bathed in soft, light tones that create a welcoming, warm atmosphere.

Upstairs, the master retreat is a sanctuary of its own, complete with a walk-in closet and a beautifully updated en-suite bathroom. Two additional bedrooms share a bright, modern main bathroom. The newly finished lower level is a highlight, offering an expansive, light-filled family room with a fireplace – the perfect place to relax or entertain guests. An additional bedroom and bathroom on this level provide flexibility for guests, a home office, or extra space for a growing family.

This home offers not only a fresh, modern feel but also an unbeatable location. Inverness is known for its family-friendly atmosphere, with nearby parks, schools, and local amenities just a short walk away. Don’t miss out on this rare opportunity to own a fully upgraded home in one of the city’s most sought-after neighborhoods. Come see for yourself all that this exceptional home has to offer!

Built in 1997

**Essential Information**

MLS® #	A2165643
Price	\$660,000
Sold Price	\$670,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1

Square Footage	1,703
Acres	0.10
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

### Community Information

Address	38 Inverness Rise Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 2X2

### Amenities

Amenities	None
Parking Spaces	3
Parking	Additional Parking, Alley Access, Double Garage Detached, Insulated, RV Access/Parking

### Interior

Interior Features	Central Vacuum, High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Vinyl Windows
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Garden, Private Yard, Rain Barrel/Cistern(s)
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Lawn, Garden, Landscaped, Rectangular Lot

Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	September 19th, 2024
Date Sold	September 25th, 2024
Days on Market	6
Zoning	R-1
HOA Fees	226.00
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	RE/MAX Real Estate (Mountain View)
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