

\$899,999 - 225 Mt Douglas Close Se, Calgary

MLS® #A2170588

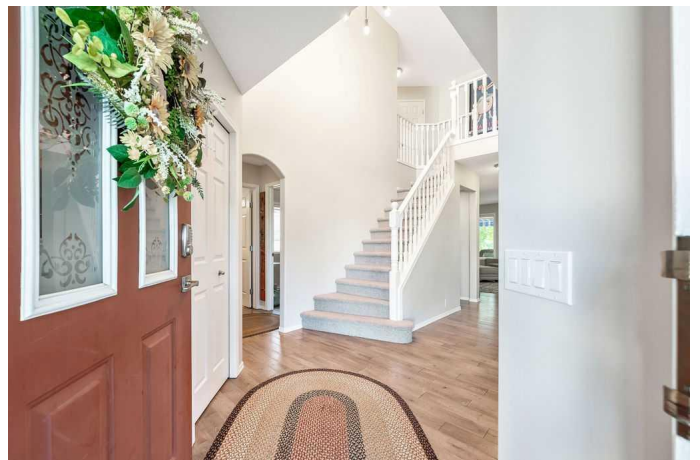
\$899,999

4 Bedroom, 3.00 Bathroom, 2,036 sqft

Residential on 0.12 Acres

McKenzie Lake, Calgary, Alberta

Welcome to this fabulous home located on a very desirable street, with so many stylish upgrades—there are almost too many to mention! Backing onto a sought after charming green space with a walking path makes it very inviting to step out for a morning or evening stroll. Inside it is immediately clear that much thought was put into the endless upgrades. All new hardwood flooring on the main floor, wool carpets throughout (so soft! your feet will love this!) air-conditioning, Hunter Douglas blinds, new toilets, new powder room vanity and mirror, Stainless steel refrigerator, oven, stove and dishwasher, replaced hot water tanks, finished the basement which includes a great 3-piece bathroom, a storage room with custom built shelving, installed a water softener. The home has also been tastefully painted in all the important places; walls, trim, banister, mantle, cupboards and doors. The beautiful light fixtures will be hard to miss! The triple car garage now has insulated garage doors, shelving and a heater making it very comfortable to do garage things in! The main floor has an open living room to dining room which greets you when you enter the home. The kitchen, family room and eating nook look out onto the backyard which has a deck with an awning for those extra sunny days. The family room has a gas fireplace making it a very cozy space on our chilly nights that are heading our way! Next to the powder room is an office (currently set up perfectly as a mud room!). Upstairs has 3 bedrooms, the primary



backs onto that lovely backyard and has a generous sized ensuite with a walk-in closet. The laundry room is conveniently located upstairs. The spacious basement (with that wool carpet!) holds the 4th bedroom with a bathroom directly across from it. A must see is the sneaky-adorable space under the stairs at 225b! As if all of that is not enough, thereâ€™s more. This home is located only a few houses away from a playground and walking paths near the Bow River with stunning views of the river and mountains. This home has so much to offer and is ready for its next lovely owner! Reach out to your favorite realtor and book your private showing!

Built in 2001

Essential Information

MLS® #	A2170588
Price	\$899,999
Sold Price	\$895,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,036
Acres	0.12
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	225 Mt Douglas Close Se
Subdivision	McKenzie Lake
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2Z 3R9

Amenities

Parking Spaces 6

Parking Triple Garage Attached

Interior

Interior Features Ceiling Fan(s), Granite Counters, Kitchen Island, No Smoking Home, Pantry, Soaking Tub, Storage, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Awning(s)

Lot Description Back Yard, Backs on to Park/Green Space, Lawn, Landscaped, Rectangular Lot

Roof Cedar Shake

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed October 3rd, 2024

Date Sold October 17th, 2024

Days on Market 14

Zoning R-CG

HOA Fees 0.00

Listing Details

Listing Office Real Estate Professionals Inc.

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services

