219 Lake Rosen Crescent SE
Calgary, Alberta

MLS # A2216203
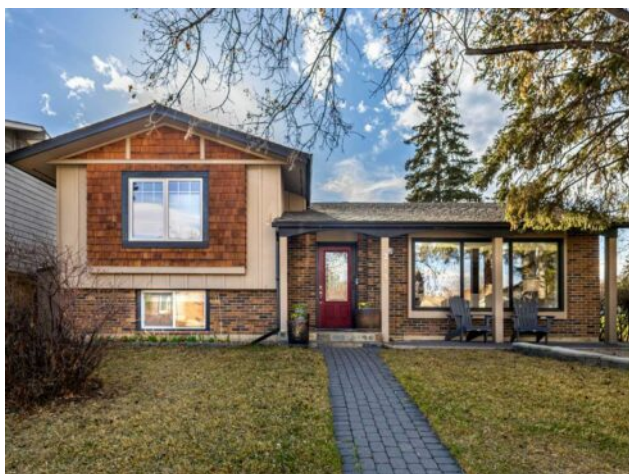
$948,000

Division:	Lake Bonavista		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,517 sq.ft.	**Age:**	1973 (52 yrs old)
Beds:	4	**Baths:**	3
Garage:	Alley Access, Double Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Landscaped, Rectangular Lot		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Slate	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Finished, Full	**LLD:**	-
Exterior:	Brick, Wood Frame, Wood Siding	**Zoning:**	R-CG
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Kitchen Island, Quartz Counters		

Inclusions: N/A

Quick possession available. Welcome to 219 Lake Rosen Crescent SE, a meticulously renovated home ideally situated in a prime location beside the park! Boasting over 2700 sqft of living space, this residence welcomes you with an airy ambiance upon entry. The recently revamped kitchen features abundant cabinet storage, sleek quartz countertops and island, tiled floors, updated fireplaces and modernized appliances. Within the past 10 years, all three bathrooms have undergone renovations, showcasing quartz counters, new vanities, showers, and tub. Throughout the home, newer flooring enhances the contemporary aesthetic. Upstairs, three generously sized bedrooms await, complemented by a fourth bedroom on the lower third level. The conveniently located laundry area has also been tastefully remodeled. The developed basement encompasses a full bath with storage, and a versatile flex room suitable for an additional recreational space, gym or home office! Newer high efficient furnace and AC. The west-facing yard is nicely landscaped with stone patio and right beside a park for ample space for outdoor activities. Completing the property is an oversized double heated garage and paved back lane. This home is close to schools and 2 minute drive to South Centre Mall and convenient c-train ride downtown. All this and lake access for all the fun activities for the kids. Call Today!