

**229 Elgin Place SE**  
**Calgary, Alberta**

**MLS # A2195199**



**\$509,900**

<b>Division:</b>	McKenzie Towne		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	2 Storey, Attached-Side by Side		
<b>Size:</b>	1,120 sq.ft.	<b>Age:</b>	2005 (20 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Alley Access, Off Street, On Street		
<b>Lot Size:</b>	0.06 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Landscaped, Lawn		

<b>Heating:</b>	Forced Air	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Partially Finished	<b>LLD:</b>	-
<b>Exterior:</b>	Cedar, Vinyl Siding	<b>Zoning:</b>	R2-M
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Pantry		

**Inclusions:** N/A

Welcome to 229 Elgin Place! This beautifully maintained 2-storey home offers both comfort and style. Step into the spacious living room, featuring elegant hardwood floors and a warm, inviting fireplace—perfect for relaxing evenings. The kitchen boasts upgraded stainless steel appliances, a convenient breakfast island, and a walk-in pantry, while the adjacent dining area is ideal for hosting family and friends. A handy 2-piece bathroom completes the main floor. Upstairs, you'll discover three well-sized bedrooms, including a spacious primary suite with a large walk-in closet, plus a 4-piece main bathroom. The mostly finished basement expands your living space with a versatile family/games room, rough-in plumbing for a future bathroom, and two storage areas. Outside, enjoy the fully fenced, west-facing backyard complete with landscaping, a deck, and a fire pit—perfect for entertaining or relaxing while kids and pets play. Located within walking distance to parks and playgrounds, and just minutes from shopping, dining, and essential amenities. With quick access to Deerfoot and Stoney Trail, this home is a must-see. Book your showing today!