



THE
A-TEAM

**RE/MAX
FIRST**

282 HOMESTEAD Terrace, Calgary T3J5R7

MLS®#: **A2181738** Area: **Homestead** Listing Date: **11/30/24** List Price: **\$779,000**
 Status: **Active** County: **Calgary** Change: **None** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary** Finished Floor Area
 Year Built: **2024** Abv Sqft: **2,313**
 Lot Information Low Sqft:
 Lot Sz Ar: **3,103 sqft** Ttl Sqft: **2,313**
 Lot Shape: **8.31 METERS BY**
34.70 METERS

Access:
 Lot Feat: **Back Yard,City Lot,Rectangular Lot**
 Park Feat: **Double Garage Attached,Driveway**

DOM

21
Layout
 Beds: **5 (5)**
 Baths: **4.0 (4 0)**
 Style: **2 Storey**

Parking

Ttl Park: **4**
 Garage Sz: **2**

Utilities and Features

Roof: **Asphalt Shingle** Construction: **Vinyl Siding,Wood Frame**
 Heating: **Forced Air,Natural Gas** Flooring: **Vinyl Plank**
 Sewer: Water Source:
 Ext Feat: **Private Yard** Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Garage Control(s),Gas Stove,Range Hood,Refrigerator,Stove(s),Washer**
 Int Feat: **Chandelier,Double Vanity,Kitchen Island,No Animal Home,No Smoking Home,Open Floorplan,Pantry,Quartz Counters,Separate Entrance,Walk-In Closet(s)**
 Utilities:

Room Information

Room	Level	Dimensions	Room	Level	Dimensions
4pc Bathroom	Main	4`11" x 8`0"	Bedroom	Main	8`9" x 9`11"
Dining Room	Main	9`9" x 15`2"	Foyer	Main	11`1" x 7`1"
Kitchen	Main	16`4" x 10`2"	Living Room	Main	16`4" x 13`0"
Mud Room	Main	7`5" x 8`5"	4pc Bathroom	Upper	9`3" x 4`11"
4pc Ensuite bath	Upper	4`11" x 11`5"	4pc Ensuite bath	Upper	12`4" x 5`2"
Bedroom	Upper	9`3" x 13`11"	Bedroom	Upper	7`5" x 10`11"
Bedroom	Upper	12`10" x 11`10"	Family Room	Upper	11`2" x 12`10"

Laundry

Upper

7`5" x 6`0"

Bedroom - Primary
Legal/Tax/Financial

Upper

12`8" x 13`11"

Title:
Fee Simple
Legal Desc:

2410123

Zoning:
R-G

Remarks

Pub Rmks: **Welcome to this beautiful, brand new, 2,300+ square foot, two-story home located on a quiet street in the highly sought-after neighborhood of Homestead. This house offers 5 bedrooms with 2 master bedrooms and 4 full bathrooms PLUS living rooms, bonus room, kitchen, spice kitchen and dinning area. House also comes with EXTERIOR SIDE ENTRY to an unspoiled basement, perfect for future development. This open living plan features a modern fireplace with a natural wood shelf and is showcased by the high ceilings and complimentary to the wood capped, wrought iron railing headed up to the bonus room. The gourmet kitchen with hidden spice kitchen is styled in classic dark shades of grey and brown complete with stainless steel appliances (gas stove & electric stove, french door fridge, dishwasher, built in wall microwave) quartz countertops, a large east up island. Plenty of space for your family to enjoy! The primary suite is a true retreat, containing a large walk-in closet, a luxurious ensuite bathroom and custom tile shower, encased in glass and dual vanities. The second master bedroom is truly a gem with 4-piece ensuite and walk in closet. The remaining 2 bedrooms are generously sized and share a well-appointed bathroom. The laundry and a bonus room are also conveniently located upstairs. Don't miss out on this opportunity to own a brand new home with the ultimate floorplan in a fantastic location. Schedule a private viewing today!**

Inclusions:
Property Listed By:

N/A
RE/MAX iRealty Innovations

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123









