

282 HOMESTEAD Terrace, Calgary T3J5R7

MLS®#:	A2181738	Area:	Homestead	Listing 1 Date:	1/30/24	List Price: \$774,900		
Status:	Active	County:	Calgary	Change: -	\$2k, 21-Jan	Association: Fort McMurray		
			General Inforn	nation		DOM		
			L. A.	Prop Type:	Reside	ential	52	
				Sub Type:	Detac	hed	Layout	



Information				DOM	
pe:	Residential			52	
be:	Detached			<u>Layout</u>	
wn:	Calgary	Finished Floor Are	<u>ea</u>	Beds:	5 (5)
ilt:	2024	Abv Sqft:	2,313	Baths:	4.0 (4 0)
<u>rmation</u>		Low Sqft:		Style:	2 Storey
Nr:	3,103 sqft	Ttl Sqft:	2,313		
pe:	8.31 METERS BY 34.70 METERS			Parking	
				Ttl Park:	4
				Garage Sz:	2
t:	Back Yard,City Lot	,Rectangular Lot			

Double Garage Attached, Driveway

Utilities and Features

Roof: Asphalt Shingle Heating: Forced Air,Natural Gas Sewer:				Construction: Vinyl Siding,Wood Frame Flooring:			
Ext Feat:	Private Yard			Vinyl Plank			
				Water Source:			
				Fnd/Bsmt:			
				Poured Concrete			
Kitchen Appl:	Kitchen Appl: Dishwasher,Dryer,Garage Control(s),Gas Stove,Range Hood,Ref		· · · ·	•			
Int Feat: Chandelier, Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz C		ry,Quartz Counters,Separate Ent	rance,Walk-In Closet(s)				
Utilities:				e			
			Room In	formation			
Room	Level	<u>! </u>	Dimensions	Room	Level	Dimensions	
4pc Bathroom	Main	n	4`11" x 8`0"	Bedroom	Main	8`9" x 9`11"	
Dining Room	Main	n	9`9" x 15`2"	Foyer	Main	11`1" x 7`1"	
Kitchen	Main	n	16`4" x 10`2"	Living Room	Main	16`4" x 13`0"	
Mud Room	Main	n	7`5" x 8`5"	4pc Bathroom	Upper	9`3" x 4`11"	
4pc Ensuite ba	ith Uppe	er	4`11" x 11`5"	4pc Ensuite bath	Upper	12`4" x 5`2"	
Bedroom	Uppe	er	9`3" x 13`11"	Bedroom	Upper	7`5" x 10`11"	
Bedroom	Uppe	er	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:		Zoning:				
Fee Simple Legal Desc:	2410123	R-G				
Legal Dese.			Remarks			
Pub Rmks: Inclusions: Property Listed By:	Welcome to this beautiful, brand new, 2,300+ square foot, two-story home located on a quiet street in the highly sought-after neighborho house offers 5 bedrooms with 2 master bedrooms and 4 full bathrooms PLUS living rooms, bonus room, kitchen, spice kitchen and dinning with EXTERIOR SIDE ENTRY to an unspoiled basement, perfect for future development. This open living plan features a modern fireplace v and is showcased by the high ceilings and complimentary to the wood capped, wrought iron railing headed up to the bonus room. The go spice kitchen is styled in classic dark shades of grey and brown complete with stainless steel appliances (gas stove & electric stove, frence 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 re walk-in closet, a luxurious ensuite bathroom and custom tile shower, encased in glass and dual vanities. The second master bedroom is tr ensuite and walk in closet. The remaining 2 bedrooms are generously sized and share a well-appointed bathroom. The laundry and a bony conveniently located upstairs. Don't miss out on this opportunity to own a brand new home with the ultimate floorplan in a fantastic locat viewing today! N/A RE/MAX iRealty Innovations					

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









