

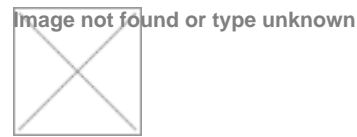


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**Century 21 Bamber Realty Ltd**  
**1612 17 Ave SW**  
**Calgary, AB**  
**T2T 0E3**

**40 Discovery Ridge Crescent, Discovery Ridge, Calgary, AB, T3H 4P4, Canada**

**MLS®# C4071898**



<b>Property Value</b>	sold for sold for \$810,000
<b>Type</b>	Apartment
<b>Style</b>	2 Storey
<b>Basement</b>	Finished
<b>Parking</b>	2 cars
<b>Year Built</b>	2000
<b>Taxes</b>	5337
<b>Living Area</b>	2,632 sq.ft.
<b>Bedrooms</b>	5
<b>Bathrooms</b>	3 full & 1 half
<b>Maintenance Fee</b>	300/yr

## Description

This exceptional family 2 storey is situated in a quiet crescent and backs to a serene linear park, is perfect for a growing family and features a bright open plan w/ soaring 18 ft ceilings in front and back above dual formal & informal family rooms, a main floor den, an expansive open entrance greeted by an elegant curved staircase w/ iron railings, large maple kitchen w/ central island, granite counters & stainless steel appliances, a bright sunny nook, adjacent family room w/ central gas fireplace surrounded by elegant built-ins, formal dining room, and extensive use of maple hardwood flooring. Upstairs features 4 large bedrooms or 3 & a bonus room including huge master w/ walk-in closet 5 pc ensuite and cozy sitting area. Add to this a fully finished basement w/ another bedroom, full bath, separate exercise room, separate craft room & massive family recreation room. Also features huge double garage w/Pro-slat board & gorgeous fully fenced yard!

## Disclaimer

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