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**Century 21 Bamber Realty Ltd**  
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Calgary, AB  
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8228 4A Street SW, Kingsland, Calgary, Alberta, T2V 1A3, Ca

MLS®# C4118952

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Property Value	\$489,900
Type	House
Style	3 Level Split
Basement	Full
Parking	1
Year Built	1957
Living Area	1,091 sq.ft.
Lot Frontage	55.12 ft
Lot Size Area	6,598.27 sq.ft.
Bedrooms	3
Bathrooms	2 full

## Description

Welcome to this charming extensively renovated home that displays "Pride of Ownership". The main level boasts an open floor plan with a spacious living room, and dining room with hardwood flooring. The kitchen has been completely remodeled with maple cabinetry, newer appliances, Tuscan style tiles, flooring and counter tops. The upper level offers 3 good sized bedrooms and a 4 piece bath. The third level has been completely upgraded with a gas fireplace, 3 piece bath, laminate flooring, plus a separate laundry room with Asko washer and dryer, soaking sink and plenty of storage. NEWER windows, shingles, updated electrical panel (100 amp), light fixtures, Hot water tank, poured front walk way and back patio are a few upgrades to mention. Close proximity to all amenities such as Heritage Train Station, Shopping, Schools, Parks, and main fairways..but still remains a quiet location. It truly is a doll house !









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