

4152 Doverbrook Road SE  
Calgary, Alberta

MLS # A2165400



## \$479,900

<b>Division:</b>	Dover		
<b>Type:</b>	Residential/House		
<b>Style:</b>	3 Level Split		
<b>Size:</b>	894 sq.ft.	<b>Age:</b>	1972 (52 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2
<b>Garage:</b>	Oversized, Single Garage Detached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Yard		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Laminate, Tile	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Metal Siding , Wood Frame	<b>Zoning:</b>	R-C1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	No Smoking Home		

**Inclusions:** None

This well-maintained home in the Dover Glen community is freshly painted and ready for you to move in! Its convenient location offers easy access to Deerfoot Trail and is close to downtown. On the main level, you'll find a spacious living room featuring a bay window and a cozy fireplace. The kitchen is well-appointed, and there's a separate dining area for meals and gatherings. The second floor hosts two bedrooms and a full bathroom. The basement is equally inviting with two additional bedrooms and a sizable family room. There's also a corner in the family room with cabinets that could easily be used as a small kitchen. The basement also includes laundry facilities. Outside, the backyard is clean and includes a garage. This property offers both comfort and convenience in a desirable location.