

12 Midridge Rise SE Calgary, Alberta

MLS # A2167242



\$629,000

Division:	Midnapore		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,164 sq.ft.	Age:	1977 (47 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Off Street, RV Access/Parking		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Close to Clubhouse, Cul-De-Sac, Fruit Trees		

Heating:	Fireplace(s), Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Slate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Suite, Walk-Up To Grade	LLD:	-
Exterior:	Brick, Cedar	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Ceiling Fan(s), Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home, Separate Entrance, Storage, Vinyl Windows, Wet Bar		
Inclusions:	Garden Shed		

Welcome to this gorgeous updated Bi-Level located in the desirable community of Midnapore! With over 2195 sqft of developed living space this home offers a COMFORTABLE and FUNCTIONAL layout. PRIDE of OWNERSHIP is obvious and will be sure to awe even the most discernible buyers with it’s WELL MAINTAINED condition. The main floor plan let's gatherings easily flow from the kitchen to the dining room and living room, then to the deck where you can effortlessly entertain family and friends. The kitchen features granite countertops , central island, stainless steel appliances, gorgeous slate flooring and ample storage. The hallway leads to the MASTER RETREAT and hosts a walk-through closet and 2 piece ensuite. Two additional bedrooms and an updated 4 piece main bathroom complete the main level. The lower level features a LARGE recreational room with NEW floor-to-ceiling stone fireplace, wet bar with beverage fridge + dishwasher and a SEPARATE ENTRANCE. Another 4 piece guest bathroom, 2 additional bedrooms, laundry and storage complete the lower level. Out back you will find your dream OVERSIZED DOUBLE DETACHED GARAGE, 220v wiring, insulated, drywalled and HEATED. Additional features include year round LAKE ACCESS, RV parking, Central A/C and a paved back laneway. Close to schools, playgrounds, shopping, restaurants and Fish Creek Park.. this one property you won't want to miss!