

122 Silverado Range View SW  
Calgary, Alberta

MLS # A2167780



## \$609,900

<b>Division:</b>	Silverado		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	1,500 sq.ft.	<b>Age:</b>	2006 (18 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Detached, Garage Door Opener, Garage Faces Rear, Oversi		
<b>Lot Size:</b>	0.84 Acre		
<b>Lot Feat:</b>	Cul-De-Sac, Landscaped, Views		

<b>Heating:</b>	Mid Efficiency	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Linoleum, Vinyl Plank	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Composite Siding, Wood Frame	<b>Zoning:</b>	R-1N
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Closet Organizers, Laminate Counters, Soaking Tub		

**Inclusions:** none

Excellent family starter home on a quiet cul de sac across from a community park and Silverado Pond. Lots of street parking. Three spacious upper bedrooms, large primary bedroom with large walk in closet, two full baths up, laundry room up, half bath on main floor, spacious kitchen-dining area, large main floor living room, walk in front foyer closet. Lots of recent updates including: new roof, (house and garage (2022)), vinyl siding, (house and garage (2022)), vinyl plank flooring on the main floor, repainted kitchen cabinets, walk in pantry, new appliances (refrigerator, dishwasher, washer, dryer), central air conditioning, large rear deck with newly added planters and grass area, detached over sized double garage (22x24 feet, 9 ft high door), p&acirc;ved rear alley