

**43 Elgin Estates Green SE
Calgary, Alberta**

MLS # A2177775



\$899,900

Division:	McKenzie Towne		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,615 sq.ft.	Age:	2013 (11 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Triple Garage Attached		
Lot Size:	0.15 Acre		
Lot Feat:	Corner Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Brick, Stone, Stucco	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Pantry		

Inclusions: N/A

****OPEN HOUSE SATURDAY NOV. 9th 2PM-4PM**** Discover luxury living at its finest in this exquisite 2,616 sq ft estate home built by Albi in 2013. Nestled on a charming crescent on a coveted corner lot—perfect for potential RV PARKING—this home is packed with exceptional upgrades that will leave you impressed at every turn. Featuring central A/C, three spacious bedrooms, and 2.5 well-appointed bathrooms, the home is thoughtfully designed for comfort and style. Step inside to a wide-open main floor layout, ideal for entertaining, complete with gleaming WALNUT HARDWOOD floors. The gourmet kitchen is a chef’s paradise, equipped with a STAINLESS STEEL appliance package, including a GAS RANGE, solid wood cabinetry, UNDER CABINET lighting, an expansive WALKTHROUGH PANTRY, and exotic GRANITE COUNTERTOPS. The spacious dining area flows seamlessly into the backyard, while the bright living room, centered around a cozy GAS FIREPLACE, creates an inviting ambiance. Upstairs, you’ll find a large bonus room that separates the living spaces for added privacy. The primary suite is a true retreat, featuring a luxurious ensuite with a deep SOAKER TUB, a GLASS-enclosed shower, and a walk-in closet that conveniently connects to the laundry room. Two additional bedrooms and a stunning 5-piece bathroom complete the top floor. The basement is a blank canvas, ready for your custom touches, with plumbing for an additional bathroom. This property also boasts a MASSIVE TRIPLE GARAGE, providing ample space for vehicles and all your toys. The SUNNY spacious backyard is equipped with UNDERGROUND SPRINKLERS, perfect for easy maintenance. This home is a rare gem, offering elegance, functionality, and premium finishes throughout—don’t miss the chance to make it yours!