

# \$429,900 - 87 Mckenzie Towne Gate Se, Calgary

MLS® #A2198244

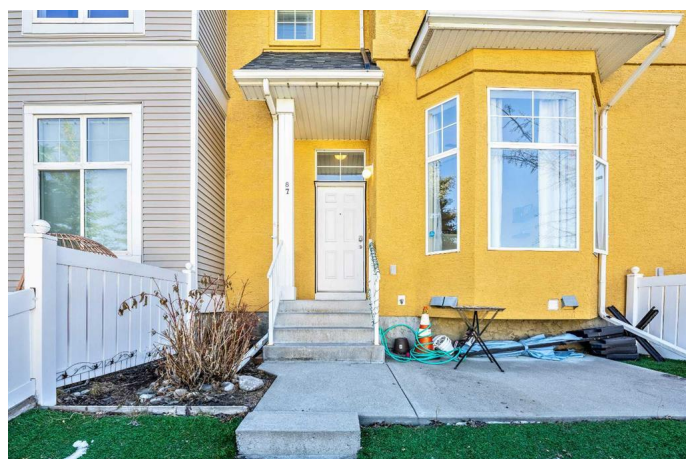
**\$429,900**

3 Bedroom, 2.00 Bathroom, 1,367 sqft  
Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

Bright and fresh family home in the heart of McKenzie Towne! Open plan living space! This townhome has so much to offer with over 1360 square feet above ground living space! Use the front flex room as an office, study area or child's play area. Climb a few steps to the spacious living room where there is plenty of space to unwind. Pass the eating bar on the way to the dining area and into the kitchen. Dinner will be ready in a jiffy with the beautiful gas stove doing most of the work. Ample food preparation space allows for two to cook together, and relax after a hard day's work. Upstairs is the master bedroom with walk-in closet. The king sized bed will fit easily with space left over. Pass the full bath to the two comfortable sized kids' bedrooms. An attached under drive garage keeps the snow off the car and also keeps it warm on those cold mornings. So many shops and restaurants within a short distance! Schools closeby. Easy access to transit.

Built in 2004



## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2198244  |
| Price      | \$429,900 |
| Bedrooms   | 3         |
| Bathrooms  | 2.00      |
| Full Baths | 1         |
| Half Baths | 1         |

|                |               |
|----------------|---------------|
| Square Footage | 1,367         |
| Acres          | 0.00          |
| Year Built     | 2004          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### **Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 87 Mckenzie Towne Gate Se |
| Subdivision | McKenzie Towne            |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2Z 4G1                   |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Snow Removal           |
| Parking Spaces | 1                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, See Remarks   |
| Appliances        | Dishwasher, Garage Control(s), Gas Cooktop, Gas Stove, Microwave, Refrigerator, Washer/Dryer Stacked, Water Softener |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

### **Exterior**

|                   |                  |
|-------------------|------------------|
| Exterior Features | Private Entrance |
| Lot Description   | Front Yard       |
| Roof              | Asphalt Shingle  |
| Construction      | Vinyl Siding     |
| Foundation        | Poured Concrete  |

### **Additional Information**

Date Listed February 28th, 2025

Days on Market 12

Zoning DC

### **Listing Details**

Listing Office CIR Realty

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