

**621 Willowburn Crescent SE  
Calgary, Alberta**

**MLS # A2213409**



**\$779,900**

<b>Division:</b>	Willow Park		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,318 sq.ft.	<b>Age:</b>	1965 (60 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.14 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Landscaped, Street Lighting		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Stucco, Wood Frame	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Granite Counters, No Smoking Home		

**Inclusions:** None

Beautifully kept and fully renovated, this spacious 3+1 bedroom bungalow is in move in condition. You enter the home to pristine real hardwood floors, a wood burning fireplace, and an open floor plan. Entertain guests from the gorgeous eating bar kitchen, with its quartz counter tops and stainless steel appliances. The master bedroom is well sized and boasts a three piece bath with a large walk in shower and and walk in closet. Down the hall are two secondary bedrooms and a renovated full bath. Need more space? Head downstairs to the finished lower level and enjoy the huge rec room with a gas fireplace, fourth bedroom, and another full bath. Relax in comfort with the newer high efficiency furnace and central air conditioning. The yard is the perfect place to enjoy a Summer day and the double garage is great for storage. Located on a quiet crescent and a short walk to schools, shopping, and Willow Park Golf and Country Club. This home has it all!!