

**178 Somerglen Way SW**  
**Calgary, Alberta**

**MLS # A2198564**



**\$688,000**

<b>Division:</b>	Somerset		
<b>Type:</b>	Residential/House		
<b>Style:</b>	2 Storey		
<b>Size:</b>	2,146 sq.ft.	<b>Age:</b>	2001 (24 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Double Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Linoleum	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full, Unfinished	<b>LLD:</b>	-
<b>Exterior:</b>	Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Kitchen Island, Pantry		

**Inclusions:** no

Excellent well kept 2 Story family home located on a quiet street. Walking distance to schools and playground. It features a panoramic view, 4 good size bedrooms and a loft. Large ensuite, wood spindle railing, soft rounded corner. Hardwood floor on main floor. Attached double garage plus 2 parking on drive way. backyard with deck. Close to school, shopping, public transit and playground. easy access to major road. Pride of ownership.