

**139 Douglas Glen Crescent SE
Calgary, Alberta**

MLS # A2285759



\$639,900

Division:	Douglasdale/Glen		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,680 sq.ft.	Age:	1998 (28 yrs old)
Beds:	3	Baths:	2 full / 2 half
Garage:	Double Garage Attached, Insulated, Oversized		
Lot Size:	0.12 Acre		
Lot Feat:	Level, Rectangular Lot		

Heating: Forced Air, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: Asphalt Shingle

Basement: Full

Exterior: Brick, Vinyl Siding, Wood Frame

Foundation: Poured Concrete

Features: Breakfast Bar, Kitchen Island, Open Floorplan, Pantry, See Remarks, Soaking Tub

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-CG

Utilities: -

Inclusions: All permanent fixtures

Perfect home for a young family. Move-in ready, freshly painted and right across from Douglas Glen Park and the school bus stop. You'll love the cozy front porch, big foyer and open main floor plan. Kitchen opens to dining and family room anchored by a gas fireplace (with a TV niche) all over new engineered flooring. Enjoy the convenience of the main-floor laundry, a 2-piece bath. The kitchen is designed for day-to-day life. Corner pantry, eat-up island with sink and plenty of cabinets and counter space flowing into a bright dining nook with rear deck access. Upstairs adds a kids' loft/homework zone, two generous bedrooms, a full bath, and a primary retreat with park views, a walk-in closet, and an ensuite with a soaker tub. Downstairs, the professionally finished basement gives you a large rec room with pot lights, a 2-piece bath, and a flexible den/guest space, plus lots of storage. Add an oversized double attached garage that's insulated and drywalled, central A/C, and built-in vacuum. Brand new furnace, window coverings, flooring, trim and fresh paint make this home truly move-in ready. Quick possession possible.