

**83 Harvest Lake Crescent NE**  
**Calgary, Alberta**

**MLS # A2217059**



**\$734,900**

|                  |                        |               |                   |
|------------------|------------------------|---------------|-------------------|
| <b>Division:</b> | Harvest Hills          |               |                   |
| <b>Type:</b>     | Residential/House      |               |                   |
| <b>Style:</b>    | 3 Level Split          |               |                   |
| <b>Size:</b>     | 1,731 sq.ft.           | <b>Age:</b>   | 1994 (31 yrs old) |
| <b>Beds:</b>     | 5                      | <b>Baths:</b> | 3                 |
| <b>Garage:</b>   | Double Garage Attached |               |                   |
| <b>Lot Size:</b> | 0.12 Acre              |               |                   |
| <b>Lot Feat:</b> | Irregular Lot          |               |                   |

|                    |                                      |                   |      |
|--------------------|--------------------------------------|-------------------|------|
| <b>Heating:</b>    | Forced Air                           | <b>Water:</b>     | -    |
| <b>Floors:</b>     | Carpet, Ceramic Tile, Hardwood, Tile | <b>Sewer:</b>     | -    |
| <b>Roof:</b>       | Asphalt Shingle                      | <b>Condo Fee:</b> | -    |
| <b>Basement:</b>   | Finished, Full, Walk-Out To Grade    | <b>LLD:</b>       | -    |
| <b>Exterior:</b>   | Stucco, Wood Frame                   | <b>Zoning:</b>    | R-CG |
| <b>Foundation:</b> | Poured Concrete                      | <b>Utilities:</b> | -    |
| <b>Features:</b>   | See Remarks                          |                   |      |

**Inclusions:** RERIGERATOR, DISHWASHER, STOVE, GARAGE CONTROL. WATER SOFTENER, AC

Welcome home to 83 Harvest Lake Crescent! This stunning 5-bedroom, 3-bath home is located in the highly sought-after Harvest Hills Estate and lake community. As you walk in, you are greeted with a beautiful staircase leading to the open-concept layout featuring a fireplace, spacious living and dining areas, and a bright kitchen perfect for gatherings. Sharing this floor are 2 bedrooms with a 4-piece bath, ideal for family or guests. The master suite offers a private retreat located on its own floor, complemented by two additional spacious bedrooms and a 4pc full bathroom. The home also includes a versatile recreation room, a library, an office, and a mudroom. The backyard is a perfect oasis walkout, fenced, and ideal for summer fun and hosting. The heated garage with epoxy flooring, a side man cave build, and an illegal basement suite add to the home's appeal. Enjoy a quiet location with a large yard! Don't miss the opportunity to view this incredible home it's truly a must-see! Book your viewing today!