

68 Douglas Woods Terrace SE Calgary, Alberta

MLS # A2227035



\$749,900

Division:	Douglasdale/Glen		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,815 sq.ft.	Age:	1992 (33 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.12 Acre		
Lot Feat:	Cul-De-Sac, Gentle Sloping, Landscaped, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Central Vacuum, Granite Counters, No Smoking Home, Vinyl Windows		

Inclusions: Wood shelving in the garage, T.V. brackets and floating shelves in the upper bedroom

What's not to love in this delightful family home which is in MINT condition-nothing is out of place and everything has been meticulously maintained! You will notice the quality the moment you turn into the driveway and see the beautiful front patio with brick inlay and when you step into the welcoming foyer you will notice the attention to detail throughout the home. You will enjoy the gorgeous kitchen with a window by the sink which overlooks the beautifully landscaped backyard, the dining room with bay windows and a door which gives access to the tiered deck and the cozy family room with gas fireplace and built-in shelving. The huge living room comes with newer carpet and the laundry room, mudroom and half bath come with newer tile. The guys will love the epoxy flooring in the spotless garage as well as the built in wood shelving. The upper floor boasts a large primary bedroom with 4 pc bath including a soaker tub, the large walk in closet and the children's rooms are a great size, sharing a 4 pc bath. The basement is left open for your imagination with lots of space to create a large family room, 2 bedrooms and lots of storage space. The whole yard is absolutely stunning and boasts a patio area in the front as well as a tiered deck in the back with lots of sitting space and still tons of room for the children to run and play. This is a great family package, waiting for that great family that loves to have fun and entertain their family and friends just like these sellers have! Most everything has been replaced in this home in the last 10-12 years including the kitchen, triple pane windows, all the flooring, garage door, patio, furnace, upgraded switches, toilets, epoxy coating in the garage floor, new eavestrough as of last week and more.