



**118 Doovertree Place SE
Calgary, Alberta**

MLS # A2293269



\$389,000

Division:	Dover		
Type:	Residential/Duplex		
Style:	1 and Half Storey, Attached-Side by Side		
Size:	1,037 sq.ft.	Age:	1975 (51 yrs old)
Beds:	3	Baths:	1
Garage:	Off Street, Parking Pad		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard, Cul-De-Sac		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Laminate Counters		

Inclusions: portable firepit in back yard

GREAT VALUE! This beautifully updated home has been RENOVATED FROM TOP TO BOTTOM (2018) offering the feel of a nearly brand new home in a mature neighbourhood on a quiet cul de sac with great neighbors! . EXTENSIVE UPGRADES include NEW WINDOWS, NEW FLOORING, NEW APPLIANCES, NEW PAINT, NEW ELECTRICAL, NEW FURNACE/HUMIDIFIER (2020), NEW HWT (2020), NEW BACK YARD FENCING, NEW ROOF (2020) allowing you to move in and enjoy. The functional layout features a convenient main floor bedroom, with two additional bedrooms upstairs, providing flexibility for families, guests, or a home office. There are also plenty of storage spaces in this home! The partially finished basement offers excellent potential for future development with ROUGHED IN PLUMBING for 2nd bathroom and is ready for your personal finishing touches. The south facing front yard fills the home with natural light throughout the day, Enjoy easy to clean laminate and tile flooring on the main floor. A wonderful opportunity to own a fully updated home in a well established neighbourhood. Schedule your showing today!