



**32 Midpark Drive SE  
Calgary, Alberta**

**MLS # A2303143**



**\$509,900**

<b>Division:</b>	Midnapore		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	2 Storey, Attached-Side by Side		
<b>Size:</b>	1,610 sq.ft.	<b>Age:</b>	1980 (46 yrs old)
<b>Beds:</b>	3	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Single Garage Attached		
<b>Lot Size:</b>	0.07 Acre		
<b>Lot Feat:</b>	Back Yard, Front Yard, Lake, Landscaped, Low Maintenance Landscape, Priv		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt	<b>Condo Fee:</b>	-
<b>Basement:</b>	Full	<b>LLD:</b>	-
<b>Exterior:</b>	Cedar, Concrete, See Remarks, Wood Frame	<b>Zoning:</b>	M-C1 d100
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	See Remarks		

**Inclusions:** No Garage Remotes

NO CONDO FEES !!! Don't miss this beautiful 3 large bedroom Townhouse in the heart of Midnapore. A fantastic lake community that is mature, close to Fish creek park, loaded with amenities, schools, shopping, parks, a 35 acre private lake community with small boutique shops, groceries and specialty stores. This community has private and public education options but kids can attend school from k-12 all within walking distance. This home has many upgrades and has been well looked after. Updated flooring, bathrooms, appliances, brand new washer/dryer set and a wood burning fireplace. The park like front and backyard settings for entertaining friends and family it such a valuable feature in this home. There is a great attached single car garage and a partly developed basement with a den and family area as well. This property is in phenomenal condition and ready to move in. Don't miss this opportunity to live in a fabulous home and make many memories in this great lake community.