



**217 Mountain Park Drive SE
Calgary, Alberta**

MLS # A2311562



\$975,000

Division:	McKenzie Lake		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,437 sq.ft.	Age:	1995 (31 yrs old)
Beds:	5	Baths:	3 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Yard, Few Trees, Landscaped		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Built-in Features, Central Vacuum, High Ceilings, Kitchen Island, Pantry, Walk-In Closet(s)		

Inclusions: Patio Umbrella, 1 TV Mount

Welcome to the beautiful and highly sought-after lake community of McKenzie Lake—where mature tree-lined streets, exceptional community spirit, and year-round lake living create a lifestyle that is truly timeless. Lovingly and extensively updated throughout, this stunning fully finished 2-storey home offers over 3,600 sq ft of beautifully curated living space designed for the modern family while preserving the warmth and character of a classic floorplan. From the moment you arrive, the aggregate driveway and attractive stucco exterior create wonderful curb appeal, while the soaring foyer with over 16-foot ceilings makes an unforgettable first impression. Rich newer stained oak flooring paired with fresh modern paint tones beautifully balances warmth and sophistication throughout the home. Thoughtfully designed architectural arches invite seamless transitions between the spacious principal rooms including the bright sunken living room framed by an oversized feature window and the elegant formal dining area ready for memorable family gatherings. The beautifully updated kitchen blends timeless style with modern function featuring brand new stone countertops, a central prep island, undermount Silgranit sink, classic subway tile backsplash, corner pantry, designer black pendant lighting, and sleek stainless steel appliances. Just steps below, the inviting family room offers the perfect place to unwind with its cozy gas fireplace, raised hearth, wooden mantle, and custom built-ins, while the traditional bay window overlooks the expansive backyard deck—ideal for summer evenings and outdoor entertaining. A spacious office or main floor bedroom, half bath, generous laundry room, and creative mudroom complete the main level. Upstairs, the elegant staircase and mezzanine overlooking the foyer add to the home’s timeless charm. With no carpet

throughout, the upper floor features beautiful hardwood flooring, 3 spacious bedrooms, and an exquisitely renovated primary retreat complete with a walk-in closet and luxurious spa-inspired ensuite showcasing a clawfoot tub, oversized glass shower with floor-to-ceiling tile and pebble stone detailing—creating the perfect escape from everyday life. An updated main bathroom with skylight and hallway built-ins add both charm and practicality. The fully finished basement expands the home even further with 2 additional bedrooms, a full bathroom, massive recreation space, and large family room offering incredible flexibility for growing families, guests, hobbies, or entertaining. Situated in one of Calgary’s most beloved lake communities, this exceptional home places you close to pathways, parks, playgrounds, schools, and all the year-round activities McKenzie Lake is known for. More than just a home, this is a lifestyle defined by connection, pride of ownership, and the feeling of truly belonging.