



**79 Millside Crescent SW
Calgary, Alberta**

MLS # A2323943



\$735,000

Division:	Millrise		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,740 sq.ft.	Age:	1986 (40 yrs old)
Beds:	3	Baths:	3 full / 1 half
Garage:	Alley Access, Double Garage Attached, Garage Door Opener, Single Garage		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Corner Lot, Front Yard, Level		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Cement Fiber Board	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Closet Organizers, Granite Counters, High Ceilings, Jetted Tub, No Animal Home, Storage, Vaulted Ceiling(s), Walk-In Closet(s)		
Inclusions:	Murphy Bed, Built-in desk basement, Shed, Fridge in garage.		

Completely renovated! What a stunner! TWO GARAGES, BOTH A DOUBLE ATTACHED AND SINGLE DETACHED. Welcome to this beautifully maintained and extensively updated two-storey home situated on a desirable corner lot surrounded by mature trees and exceptional curb appeal. Featuring a double attached garage, an additional detached single garage, CENTRAL A/C, outstanding indoor and outdoor living spaces, this home offers the perfect blend of comfort, style, and functionality. The impressive front elevation and covered entrance lead into a dramatic open-to-above foyer with soaring ceilings, abundant natural light, rich hardwood flooring, and elegant iron railings. The main level offers generous living and entertaining spaces, highlighted by extensive hardwood flooring, large windows, and an inviting family room featuring a beautiful stone-faced fireplace. The functional layout provides excellent flow for both everyday living and entertaining. The upper level offers three spacious bedrooms, including a primary retreat complete with a private 4-piece ensuite. Two additional generously sized bedrooms share a well-appointed 4-piece bathroom, providing comfortable accommodations for the entire family. The fully developed basement expands the living space with a private office, a 3-piece bathroom featuring a relaxing jetted tub, laundry area, cold storage, and additional flexible space to suit your family's needs. Step outside to enjoy the beautifully landscaped backyard complete with a covered deck, built-in fire pit, mature trees, and excellent privacy. Situated in a desirable family-friendly community close to parks, schools, pathways, shopping, and everyday amenities. Call today to book your private viewing!