



**128 Riverwood Close SE
Calgary, Alberta**

MLS # A2325811



\$700,000

Division:	Riverbend		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,743 sq.ft.	Age:	1991 (35 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Garage		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Rectangular Lot, Treed		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Kitchen Island, Open Floorplan, Quartz Counters, Storage, Walk-In Closet(s)		
Inclusions:	N/A		

Beautifully updated home offering 2,367 SF of developed living space featuring a sunny WEST facing backyard, central AC and situated within walking distance to Riverbend School and the stunning Carburn Park. This thoughtfully designed home welcomes you into a large, tiled foyer leading into the bright and open main floor flooded with natural light and gleaming floors. The renovated kitchen, with access to the large covered deck, showcases timeless white cabinetry, quartz countertops, stainless steel appliances, large island with eating bar and built-in wine rack opening to the living room with cozy gas fireplace. A spacious dining area, powder room and conveniently located laundry room complete this level. Upstairs the primary bedroom comes complete with a walk-in closet and modern 3 piece ensuite. Two additional bedrooms which share a 4 piece bathroom are also found here. The basement is finished with a family room and ample storage. Outside, you will love the mature landscaping and covered deck for summer enjoyment - and a paved back alley which creates even more space between neighbours. Enjoy all that Riverbend has to offer where nature becomes part of your daily routine with miles of walking and bike paths along the Bow River, picnics in Carburn Park, all while maintaining convenient access to major transportation routes. The trendy Quarry Park shopping district is mere minutes away, offering contemporary retail and dining options. An exceptional family home... don't miss this fantastic opportunity! Book your showing today!