



GRASSROOTS
REALTY GROUP

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100 Applemont Close SE
Calgary, Alberta

MLS # A2329846

\$549,900



Division:	Applewood Park		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,213 sq.ft.	Age:	1996 (30 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Front Drive, Garage Faces Front		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, Landscaped, Pie Shaped Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Quartz Counters		

Inclusions:	N/A
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Nestled on a spacious pie-shaped lot in the welcoming community of Applewood, this charming two-storey home offers the perfect blend of comfort and functionality. Featuring 3 bedrooms, 2.5 bathrooms, a fully finished basement, and a double front attached garage, there's room for every stage of family life. The bright, functional layout showcases hardwood floors and a stylish kitchen complete with quartz countertops, making it ideal for both everyday living and entertaining. The versatile lower level provides additional space for movie nights, a home gym, kids' play area, or a home office. Step outside to enjoy the sunny west-facing backyard with plenty of room for entertaining, gardening, or simply relaxing, all set on an expansive pie-shaped lot. Conveniently located near parks, schools, shopping, public transit, and with easy access to major routes, this move-in-ready home offers exceptional value in a convenient location.