



GRASSROOTS
REALTY GROUP

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150 Les Jardins Park SE
Calgary, Alberta

MLS # A2348477



\$620,000

Division:	Douglasdale/Glen		
Type:	Residential/Other		
Style:	2 Storey		
Size:	1,386 sq.ft.	Age:	2021 (5 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Insulated		
Lot Size:	-		
Lot Feat:	Backs on to Park/Green Space, Corner Lot		

Heating:	High Efficiency, Forced Air, Natural Gas	Water:	-
Floors:	Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 308
Basement:	None	LLD:	-
Exterior:	Concrete	Zoning:	M-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Open Floorplan, Quartz Counters, Smart Home, Vinyl Windows		

Inclusions:	Air Conditioner
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Exceptional END UNIT in the highly sought-after Les Jardins by Jayman, ideally positioned directly across from the community's central green space and landscaped gardens. This premium 3-bedroom, 2.5-bathroom home features desirable north-south exposure, additional side windows, abundant natural light, CENTRAL A/C, and a DOUBLE ATTACHED GARAGE. The bright open-concept main floor offers impressive ' ceilings, oversized triple-pane windows, and a beautifully upgraded kitchen with quartz countertops, ample cabinetry, stainless steel appliances, and a GAS RANGE. Upstairs, three well-sized bedrooms provide excellent flexibility for family, guests, or a home office. Built to Jayman's high standards with Hardie Board exterior, solar panels, hot water on demand, and energy-efficient features throughout. Residents also enjoy access to the community fitness facility, landscaped gardens, pathways, and dog park. A standout home offering one of the best locations in Les Jardins, combining premium positioning, thoughtful upgrades, and exceptional natural light.