



GRASSROOTS
REALTY GROUP

587-777-7276
yuri@grassrootsrealtygroup.ca

464 Lewisburg Place NE
Calgary, Alberta

MLS # A2352005

\$645,000

Division:	Lewisburg		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,648 sq.ft.	Age:	2026 (0 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Walk-In Closet(s)		

Inclusions: N/A

Welcome to the wonderful community of Lewisburg! This Brand new home built by Award Winning Prominent Homes is a two-storey home that Backs onto Greenspace! It also features a double attached garage, 3 Bedrooms 2 and half Bathrooms on a great South Facing backyard. The Main Floor is Open concept with family room with an abundance of light, fireplace and next to the chic kitchen that features a nice size island, 30 inch gas range, large capacity French door refrigerator, and pantry. The upper floor has 3 Bedrooms including a primary bedroom with a 4-piece ensuite, Bonus room and laundry room which includes washer and dryer. The basement has a Separate Entrance and is ready for our personal touch. This home includes Alberta New Home Warranty plus a 1 year Builder warranty. What a great price point! Call to book your private showing today!