

# \$620,000 - 307 Prestwick Landing Se, Calgary

MLS® #A2219020

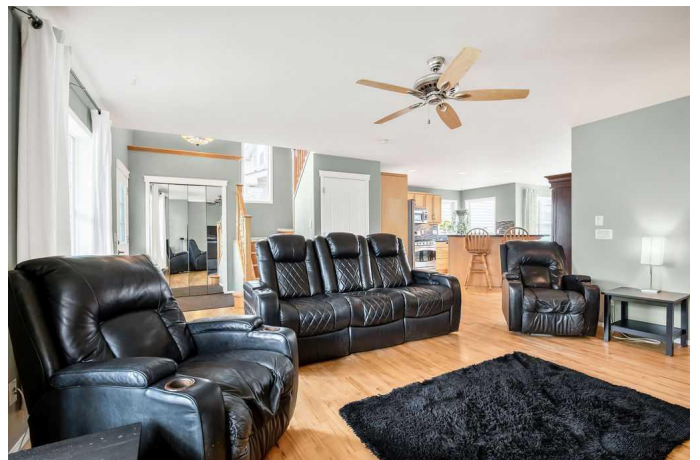
**\$620,000**

4 Bedroom, 4.00 Bathroom, 1,593 sqft

Residential on 0.09 Acres

McKenzie Towne, Calgary, Alberta

\*\*\*Open House Saturday, May 10 from 1-3 pm\*\*\* With more than 2,300 square feet of finished space, you're not going to want to miss this family home in the welcoming community of McKenzie Towne. Walk up to the front door and notice the large south-facing porch for morning coffees or evening drinks in this quiet cul de sac. Inside, you'll be struck by the large living room with cozy corner gas fireplace and the south-facing windows for loads of natural light. The kitchen features quartz counters, a large raised breakfast bar, stainless steel appliances, and corner pantry. The kitchen area is open to both the living room and the dining area, which is great for entertaining. Your dining room is surrounded by windows on three sides and looks out to the large backyard deck. Also conveniently located on the main floor is a 2-piece washroom and separate laundry room. On the second floor, you'll find a king-sized primary bedroom with a large 4-piece ensuite, along with two additional bedrooms and another 4-piece bathroom. The fully-finished basement features a fourth bedroom with 3-piece ensuite, an amazing recreation room with custom built-in wet bar and wood pellet stove... imagine games nights down here, use the space to work from home or turn it into a home gym. The basement also has a large storage room and additional storage in the utility room. Now... we can't forget about the backyard. Let's start with the oversized, insulated and heated double garage. It has 220v power and rough-ins for a



compressor. Then, there's the large deck with BBQ gas line. Eat dinner out here, sit with friends long into the evening - there's room for all of it. Other features of this great home include in-ground sprinklers for the front yard and central air conditioning to make sure your summer nights are cool. With schools, shopping, and greenspace close by - plus easy access to major routes including Deerfoot Trail and Stoney Trail - you're going to want to make this McKenzie Towne gem your new home.

Built in 2001

### Essential Information

MLS® #	A2219020
Price	\$620,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,593
Acres	0.09
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	307 Prestwick Landing Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3W2

### Amenities

Amenities	Other
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Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Heated Garage, Insulated, 220 Volt Wiring
# of Garages	2

## Interior

Interior Features	Bar, Breakfast Bar, Ceiling Fan(s), Jetted Tub, Kitchen Island, Pantry, Quartz Counters, Vinyl Windows, Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric, Gas
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	BBQ gas line
Lot Description	Back Lane, Cul-De-Sac, Level, Underground Sprinklers
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 8th, 2025
Days on Market	1
Zoning	R-G
HOA Fees	227
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
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