

# \$517,000 - 480 Prestwick Circle Se, Calgary

MLS® #A2205226

**\$517,000**

3 Bedroom, 3.00 Bathroom, 1,122 sqft  
Residential on 0.06 Acres

McKenzie Towne, Calgary, Alberta

Welcome to this inviting 2-storey home in the heart of McKenzie Towne, one of Calgary's most sought-after communities! With 1,122 sq. ft. above grade and an additional 388 sq. ft. of finished basement space, this home is the perfect choice for first-time buyers, young families, or anyone looking for a cozy, move-in-ready property.

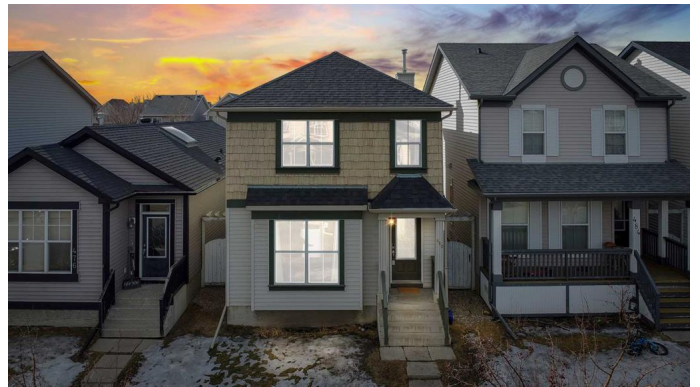
Step inside to find fresh new carpet and paint, giving the home a bright and modern feel. The main floor features a warm and welcoming living space, perfect for relaxing or entertaining. The kitchen offers ample cabinet storage and a dining area with plenty of natural light. Upstairs, you'll find well-sized bedrooms and a full bathroom.

The finished basement provides additional living space—ideal for a rec room, home office, or gym. Outside, enjoy a lovely yard with room to play, garden, or entertain. New shingles Sept 2022.

Located close to schools, parks, and shopping, this home offers the perfect blend of comfort and convenience. Don't miss out on this fantastic opportunity to own in McKenzie Towne! Check out the 3D Tour and Floor Plans!

Built in 2003

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2205226    |
| Price          | \$517,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,122       |
| Acres          | 0.06        |
| Year Built     | 2003        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 480 Prestwick Circle Se |
| Subdivision | McKenzie Towne          |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2Z4P6                  |

### **Amenities**

|                |                 |
|----------------|-----------------|
| Amenities      | None            |
| Parking Spaces | 2               |
| Parking        | On Street, None |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Vinyl Windows  |
| Appliances        | Dishwasher, Dryer, Electric Oven, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                |
| Cooling           | None   |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior Features | None   |
| Lot Description   | Back Lane, Back Yard, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle  |

|              |                 |
|--------------|-----------------|
| Construction | Vinyl Siding    |
| Foundation   | Poured Concrete |

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 27th, 2025 |
| Days on Market | 7                |
| Zoning         | R-G              |
| HOA Fees       | 227              |
| HOA Fees Freq. | ANN              |

### **Listing Details**

|                |            |
|----------------|------------|
| Listing Office | eXp Realty |
|----------------|------------|

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