

**375 Douglas Glen Gardens SE
Calgary, Alberta****MLS # A2232500****\$739,000**

Division:	Douglasdale/Glen		
Type:	Residential/House		
Style:	2 Storey		
Size:	2,220 sq.ft.	Age:	2001 (24 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached, Parking Pad		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Vinyl	Sewer:	-
Roof:	Pine Shake	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Granite Counters, Jetted Tub, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Vaulted Ceiling(s)		

Inclusions: Central vac is rough in only

Executive two storey home located in Douglas Glen in a quite cul-de-sac next to Quarry Park, the Design creates a seamless flow between Kitchen, and living room. The formal dining room with the family room has a vaulted ceiling with lots of windows. The main floor has a half bath at the entrance, laundry room, pantry, fireplace. The upstairs has three bedrooms and the ensuite has his and her sinks with a jet tub and shower. House has an alarm system with door sensors and motion detectors. The exterior has a large custom built shed, for atv parking or gardening equipment, treated pine shake roof, and it is with in walking distance of the Bow River