

107 Nolancrest Rise NW
Calgary, Alberta

MLS # A2239666



\$925,000

| | | | |
|-----------|---|--------|-------------------|
| Division: | Nolan Hill | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,269 sq.ft. | Age: | 2015 (10 yrs old) |
| Beds: | 4 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached, Garage Door Opener, Insulated | | |
| Lot Size: | 0.11 Acre | | |
| Lot Feat: | Back Lane, Back Yard, City Lot, Corner Lot, Landscaped, Level | | |

| | | | |
|-------------|---|------------|-----|
| Heating: | Central | Water: | - |
| Floors: | Carpet, Hardwood, Tile | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Concrete, Vinyl Siding, Wood Frame | Zoning: | R-G |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Kitchen Island, No Animal Home, No Smoking Home, Pantry | | |

Inclusions: N/A

This beautiful 4-bedroom detached home is situated on a spacious corner lot in the desirable Nolan Hill neighborhood. Key features include: 4 Bedrooms - Spacious and well-lit rooms, perfect for families. Double Attached Insulated Garage - Stay warm in the winter with this insulated garage, providing ample space for vehicles and storage. Fully Developed Basement - Additional living space or entertainment area and full Washroom in the basement. Prime Corner Lot - Enjoy extra outdoor space and privacy with a corner lot. Ideal for growing families or anyone looking for a comfortable and modern home in a great community.