

**138 Prestwick Landing SE
Calgary, Alberta**
MLS # A2254122


\$599,900

Division:	McKenzie Towne		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,204 sq.ft.	Age:	1998 (27 yrs old)
Beds:	5	Baths:	3
Garage:	Double Garage Detached, RV Access/Parking, RV Gated		
Lot Size:	0.10 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Interior Lot, Landscaped, Lawn, Low Main		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame, Wood Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, High Ceilings, Kitchen Island, Open Floorplan, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

Inclusions: None

Nestled on a quiet, tree-lined street in the heart of McKenzie Towne, this charming home captures elegance, comfort, and functionality in perfect harmony. The curb appeal is nothing short of striking, with a beautifully manicured exterior that sets the stage for what awaits inside. Step into the welcoming main level, where soaring vaulted ceilings and fresh paint create a bright, airy atmosphere. The open-concept living and dining areas flow seamlessly into a modernized kitchen, complete with a brand-new fridge (2024), making it the ideal space for both everyday living and entertaining. The main floor offers three generously sized bedrooms, including a primary suite with an updated spa-inspired ensuite. Both bathrooms have been thoughtfully refreshed to elevate everyday routines with modern finishes. Recent updates ensure peace of mind, including new shingles and interior paint (2022), a hot water heater (2023), and central air conditioning (2024). With its warm finishes and abundant natural light, this level effortlessly blends practicality and style. Downstairs, the fully finished sunshine basement expands your living space with an additional two bedrooms, a versatile family area perfect for cozy movie nights, and a custom wine room designed for the enthusiast. The large laundry room provides everyday convenience, while the lower-level layout offers flexibility for guests, hobbies, or a home office. Step outside to your south facing backyard and discover a private backyard oasis, where you'll enjoy space for entertaining, gardening, or relaxing in quiet seclusion. The RV parking and paved back alley add convenience and value, making this property as functional as it is beautiful. This home is more than just a bungalow; it's a lifestyle of thoughtful updates, modern comfort, and timeless curb appeal in one of Calgary's most beloved

communities