

4390 Elgin Avenue SE
Calgary, Alberta

MLS # A2200947

\$714,900

Division:	McKenzie Towne		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,735 sq.ft.	Age:	2006 (19 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.09 Acre		
Lot Feat:	Back Lane, City Lot		

Heating:	Central	Water:	-
Floors:	Carpet, Laminate, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Closet Organizers, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Soaking Tub		

Inclusions: N/A

Step into 4390 Elgin Avenue SE — a standout home with designer touches throughout in the heart of McKenzie Towne. The bright front living room features a cozy gas fireplace with a granite surround, setting the tone for comfort and style. The central kitchen is a showstopper with white cabinetry, waterfall quartz countertops, and stainless steel appliances. A spacious dining area flows seamlessly to the backyard, and the convenience of main-floor laundry adds to the functionality. Upstairs, you’ll find a generous primary retreat with a walk-in closet and private ensuite, plus two additional bedrooms and a full bath. Outside, enjoy the incredible two-tier deck with a pergola, complete with privacy screens and covered space for your smoker or BBQ — built for relaxing and entertaining. The fully fenced yard and oversized double garage complete the setup. A charming front veranda adds the perfect finishing touch, all just steps from parks, schools, and local amenities.