

22 Homestead Boulevard NE  
Calgary, Alberta

MLS # A2204644

\$590,000

|           |  |        |                  |
|-----------|--|--------|------------------|
| Division: | Homestead                              |        |                  |
| Type:     | Residential/Four Plex                  |        |                  |
| Style:    | 2 Storey                               |        |                  |
| Size:     | 1,274 sq.ft.                           | Age:   | 2021 (4 yrs old) |
| Beds:     | 5                                      | Baths: | 3 full / 1 half  |
| Garage:   | Double Garage Detached                 |        |                  |
| Lot Size: | 0.05 Acre                              |        |                  |
| Lot Feat: | Back Lane, Back Yard, Landscaped, Lawn |        |                  |

|             |                           |            |      |
|-------------|---------------------------|------------|------|
| Heating:    | Forced Air                | Water:     | -    |
| Floors:     | Carpet, Tile, Vinyl Plank | Sewer:     | -    |
| Roof:       | Asphalt Shingle           | Condo Fee: | -    |
| Basement:   | Finished, Full            | LLD:       | -    |
| Exterior:   | Vinyl Siding              | Zoning:    | R-Gm |
| Foundation: | Poured Concrete           | Utilities: | -    |
| Features:   | See Remarks               |            |      |

Inclusions: N/A

Welcome to this stunning 5-bedroom, 3.5-bathroom rowhome in the sought-after community of Homestead in Calgary! This beautifully designed home offers a bright and spacious layout with modern finishes throughout. Step inside and be greeted by an open concept main floor, featuring a large, updated kitchen with sleek countertops, a stylish backsplash, and custom cabinetry with modern hardware. The kitchen flows seamlessly into the dining and living areas, creating a perfect space for entertaining. A convenient half bath completes this level, ensuring comfort and practicality. Upstairs, you'll find a generously sized master bedroom with a private ensuite, including a luxurious walk-in shower. Two additional bedrooms and another well-appointed bathroom provide ample space for family or guests. The fully developed basement offers even more living space with two additional bedrooms, a cozy rec room, and another full bathroom &mdash; perfect for a growing family or hosting visitors. This home comes with a range of impressive upgrades, including natural gas stove/oven, high-end fridge, LVP flooring, and fresh paint throughout. You'll also enjoy the comfort of air conditioning, making this home ideal for year-round living. Outside, the detached two-car garage provides plenty of space for parking or extra storage. The backyard is fully fenced and beautifully landscaped, featuring a lush grass area and a cement patio pad for outdoor entertaining. With all these upgrades and extra features, this home offers a perfect blend of modern living and convenience in a desirable neighborhood. Don't miss your chance to make this gorgeous home your own. Best of all, no condo fees!