

107 Palis Way SW
Calgary, Alberta

MLS # A2165656



\$699,900

Division:	Palliser		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,321 sq.ft.	Age:	1968 (56 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Yard, Garden, Landscaped, Paved		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood, Linoleum	Sewer:	-
Roof:	Asphalt	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: Lower freezer, garage door opener with one control

Opportunity knocks! Perched high off the street, this 1,320 sq. ft. bungalow has been meticulously maintained and is just steps from Nellie McClung Elementary and John Ware Junior High. The front entry leads you into a bright living room with a charming stone fireplace. A spacious dining room is strategically positioned between the kitchen and living rooms and features sliding glass doors opening onto a deck that is ideal for entertaining. Ample space for king-size furniture exists in the primary bedroom and includes a walk-in closet with built-ins plus a 2 piece ensuite. Two additional bedrooms on the main floor are served by an updated four-piece family bathroom. Enjoy cooking family meals in a sunny kitchen highlighting a full appliance package, ample counter and cupboard space plus a nook with a large picture window flooding the space with natural light. A fully developed lower level includes an oversized bedroom and another four-piece bathroom along with a utility room housing the laundry and extra storage. An expansive recreation room provides extra space for the family. Completing this perfect family home is a double detached garage. If you are looking for a house in excellent condition in a family-friendly community, then you have just found your home!