

**140 Nolanhurst Heights NW
Calgary, Alberta**

MLS # A2184646



\$749,900

Division:	Nolan Hill		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,927 sq.ft.	Age:	2019 (6 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.08 Acre		
Lot Feat:	Back Yard, Low Maintenance Landscape, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Double Vanity, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Recessed Lighting		

Inclusions: none

Gorgeous 4 bedroom 2 storey home with lots of upgrades in one of the most sought community in North West Calgary. The house features a spacious open concept floor plan with a modern kitchen that serves both of functionality and elegance. Upper floor has amazing 3 huge bedrooms with having a walk-in closet on each one. It also has a bonus room that can serve as an entertainment area or an office for work from home owners. Basement is fully finished with a 4th bedroom and a family room. Family friendly community with lots of walking trails, parks and playgrounds. Close to public transport, shopping, restaurants, COSTCO, Walmart, T & T, coffee shops, gyms and other amenities. This stunning single-family home awaits you!