

73 Herron Mews NE
Calgary, Alberta

MLS # A2201031



\$685,000

Division:	Livingston		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,714 sq.ft.	Age:	2022 (3 yrs old)
Beds:	4	Baths:	3 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Yard		

Heating:	Exhaust Fan, Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Separate Entrance		

Inclusions: none

This bright and open semi-detached home is nestled in the desirable community of Livingston. It boasts a total of 4 bedrooms, 3.5 bathrooms, and 2 full kitchens. This home is the perfect blend of comfort and style. With spacious, well-lit rooms, it offers plenty of space for family living and entertaining. The modern kitchen features granite counter tops, stainless steel appliances, and a full pantry. A double garage provides secure parking and additional storage options. The property includes a legal basement suite currently rented for \$1550 a month to a single occupant.