



**1301 21 Avenue NW, Calgary, Alberta - \$649,900**



Main Photo

## Property Description

Elegant townhome nestled on a peaceful street in Capitol Hill, directly across from Confederation Park. Designed with modern living in mind, the open-concept main floor features hardwood flooring throughout, a cozy living room with a electric fireplace, a spacious dining area, and a beautifully equipped kitchen with stainless steel appliances, quartz countertops (including a large island), and custom cabinetry. With patio doors to a spacious side yard courtyard and deck area with ambient lighting and sunny west exposure.

Upstairs, you'll find convenient second-floor laundry, a full 4-piece bathroom, and three generously-sized bedrooms, including a master suite with a walk-in closet and a private ensuite bathroom. The fully finished basement adds even more space, featuring a 4th bedroom, another 4-piece bathroom, and recreation room.



With a private garage that accommodates full-sized trucks with ample room for additional storage. This home is situated on a serene, tree-lined street in Capitol Hill. It's also conveniently close to SAIT, shopping, and an array of local amenities.

## REALTOR Referral

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REALTOR®

**Mobile:** N/A

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