

135 Sandringham Road NW
Calgary, Alberta

MLS # A2215209



\$929,000

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|------------------|------------------------|---------------|-------------------|
| Division: | Sandstone Valley | | |
| Type: | Residential/House | | |
| Style: | 2 Storey | | |
| Size: | 2,350 sq.ft. | Age: | 1992 (33 yrs old) |
| Beds: | 4 | Baths: | 3 full / 1 half |
| Garage: | Double Garage Attached | | |
| Lot Size: | 0.14 Acre | | |
| Lot Feat: | Corner Lot | | |

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|--------------------|-------------------------|-------------------|------|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Vinyl Plank | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Stucco | Zoning: | R-CG |
| Foundation: | Poured Concrete | Utilities: | - |

Features: Bar, Chandelier, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks

Inclusions: N/A

Elegantly Renovated Home, with more than 3600 sq foot of Living Space, with Vaulted Ceilings, Dream Kitchen, and Entertainment Basement with a Theatre Room. The main level impresses with vaulted ceiling, sleek glass stair railings, and 11 large windows that flood the space with natural light, creating a bright, open, and airy feel. Step into this Superb home where modern elegance meets functional design. The custom kitchen is a showstopper, featuring a 9-foot island with gorgeous white and gold countertops, built-in Frigidaire Gallery appliances including a microwave, oven, chimney hood fan, and an extra-deep fridge for plenty of storage. The gas cooktop is equipped with a convenient pot filler — perfect for any home chef! Enjoy brand new waterproof laminate flooring across all three levels, custom and modern cabinetry in every bedroom, and spa-inspired bathrooms, including a master ensuite with a standalone bathtub and standing faucet. The fully developed basement is designed for entertainment, offering a theatre room, a custom bar, and a full bathroom. Completing the home is a brand new Electrolux washer and dryer in the stylish laundry room. Located in the desirable neighborhood of Sandstone Valley NW, with two excellent schools — Symons Valley Elementary and Monsignor Neville Anderson School — within walking distance, and close to parks, playgrounds, shopping, and transit. On top of it the Poly-B was replaced with brand you PEX. Brand new Furnace and Humidifier too. This move-in-ready home truly offers everything you’ve been looking for. Book your private showing today!