

**620 Lake Linnet Crescent SW  
 Calgary, Alberta**

**MLS # A2189108**

**\$949,900**



<b>Division:</b>	Lake Bonavista		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	1,204 sq.ft.	<b>Age:</b>	1970 (55 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	3
<b>Garage:</b>	Alley Access, Double Garage Detached, Garage Faces Rear, Oversized, Plug		
<b>Lot Size:</b>	0.13 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Close to Clubhouse, Rectangular Lot		

<b>Heating:</b>	Fireplace(s), Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Ceramic Tile, Hardwood	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Stone, Stucco, Wood Frame	<b>Zoning:</b>	RC-1
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bookcases, Granite Counters, No Smoking Home, Open Floorplan, Pantry, Wet Bar		

**Inclusions:** N/A

This beautifully renovated Nu West 'Crestview' bungalow is a rare find, offering over 2,200 sq. ft. of thoughtfully designed living space in a quiet, tree-lined crescent. Every detail of this home has been meticulously upgraded, making it a perfect blend of modern luxury and classic charm. The wide-open main floor welcomes you with a spacious living room and a chef's kitchen featuring rich dark maple cabinetry, gleaming granite countertops, and a large central island perfect for entertaining. The kitchen is further enhanced by brand-new stainless steel appliances, including a gas range and refrigerator, and a sunshine ceiling that floods the space with natural light. The master bedroom is a private retreat with a marble-tiled ensuite, while the second 4-piece bath on the main level has been freshly reglazed for a polished finish. The fully developed basement is designed for comfort and functionality, featuring a cozy stone fireplace, a wet bar, a large recreation room, a spacious bedroom, and an additional 4-piece bathroom. This home's exterior has been completely overhauled with a brand-new roof, brand-new insulation, new stucco and stonework, and fresh cement walkways, offering both style and durability. The oversized 29' x 22' double garage with newer doors provides ample space for vehicles and storage, while the west-facing backyard is a private oasis with interlocking brick sidewalks, a BBQ patio area made with colored concrete blocks, and mature trees that enhance the serene atmosphere. Located in a prime spot, this home is within walking distance to the lake, South Centre Mall, and the Leisure Centre, offering unparalleled convenience and lifestyle benefits. This move-in-ready home is perfect for those seeking luxury, comfort, and a superb location. Don't miss the chance to make this exceptional property your

own&mdash;schedule a viewing today!