

# \$565,000 - 3 Prestwick Crescent Se, Calgary

MLS® #A2218336

**\$565,000**

3 Bedroom, 3.00 Bathroom, 1,302 sqft  
Residential on 0.10 Acres

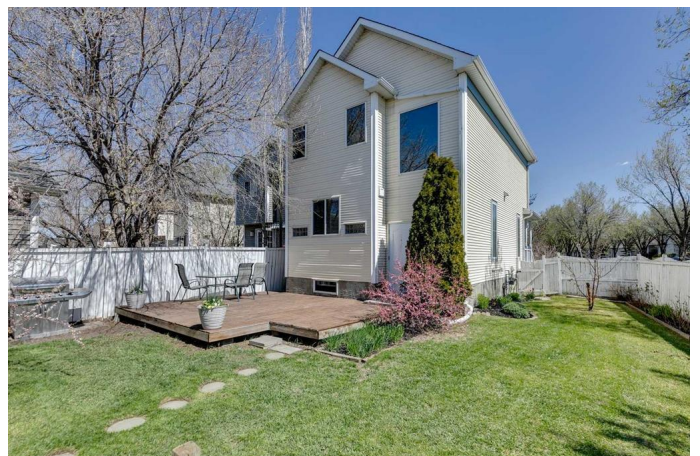
McKenzie Towne, Calgary, Alberta

Meet "Marisol" - The beautiful two-storey on a HUGE corner lot in McKenzie Towne's Prestwick. This lovely home with a desirable 3 bed/2.5 bath layout, sunny SW facing yard and HEATED double garage is move-in ready and ready for new owners! It could be especially appealing to gardeners or those looking for a bigger yard with fruit trees, garden boxes, and many perennials. There's even space for RV parking (gate already in place). Walking up, the home's curb appeal with charming front porch is immediately evident. Inside, the open plan main floor is warm and inviting with natural light pouring in. The kitchen includes a breakfast bar, GAS STOVE, and PANTRY. A convenient half bath rounds up the main floor. Upstairs, the primary suite greets you with a large WALK-IN closet and full ENSUITE. Two additional spacious bedrooms with a shared 4 piece bath complete the upper level. The unfinished basement is a blank canvas and offers plenty of storage and the laundry area. Note that the gas fireplace is included as-is, and is currently not operational. The backyard is stunning and full of mature vegetation - ready to enjoy! Book your showing today.

Built in 1999

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2218336  |
| Price  | \$565,000 |



|                |             |
|----------------|-------------|
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,302       |
| Acres          | 0.10        |
| Year Built     | 1999        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 3 Prestwick Crescent Se |
| Subdivision | McKenzie Towne          |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2Z 3L9                 |

### Amenities

|                |                                                                                   |
|----------------|-----------------------------------------------------------------------------------|
| Amenities      | None                                                                              |
| Parking Spaces | 2                                                                                 |
| Parking        | Alley Access, Double Garage Detached, Garage Faces Rear, Heated Garage, Insulated |
| # of Garages   | 2                                                                                 |

### Interior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Ceiling Fan(s), Open Floorplan, Pantry                                               |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Gas Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                             |
| Cooling           | None                                                                                                |
| Fireplace         | Yes                                                                                                 |
| # of Fireplaces   | 1                                                                                                   |
| Fireplaces        | Gas, Living Room, See Remarks                                                                       |
| Has Basement      | Yes                                                                                                 |
| Basement          | Full, Unfinished                                                                                    |

### Exterior

|                   |                                                                                                       |
|-------------------|-------------------------------------------------------------------------------------------------------|
| Exterior Features | Garden                                                                                                |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Private |
| Roof              | Asphalt Shingle                                                                                       |
| Construction      | Vinyl Siding, Wood Frame                                                                              |
| Foundation        | Poured Concrete                                                                                       |

### **Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 6th, 2025 |
| Days on Market | 4             |
| Zoning         | R-G           |
| HOA Fees       | 227           |
| HOA Fees Freq. | ANN           |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Renzo Real Estate Inc. |
|----------------|------------------------|

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