

# \$650,000 - 61 Heirloom Crescent Se, Calgary

MLS® #A2194946

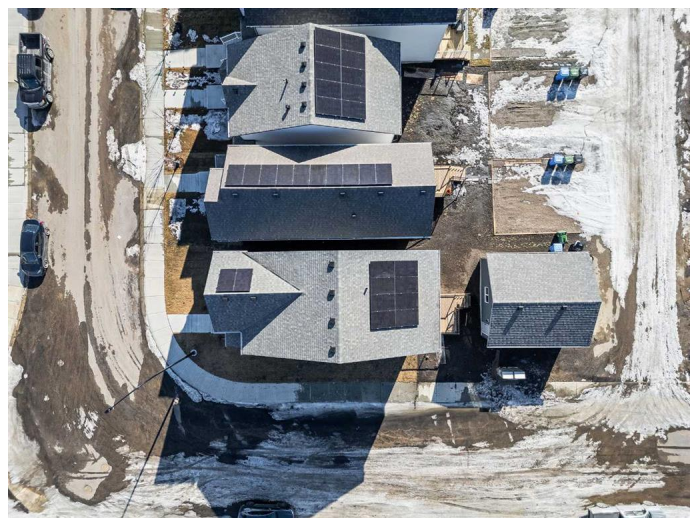
**\$650,000**

3 Bedroom, 3.00 Bathroom, 1,776 sqft

Residential on 0.08 Acres

Rangeview, Calgary, Alberta

Dream Home Alert! Stunning CORNER LOT with High-End Finishes & Smart Features! Welcome to 61 Heirloom Crescent SE, a beautiful home designed for style, comfort, and practicality! Nestled in Rangeview on a prime corner lot, this home is flooded with NATURAL LIGHT, highlighting its OPEN CONCEPT layout and luxurious high-end finishes throughout. A bright and spacious dream kitchen featuring sleek cabinetry, quartz countertops, and a WALK-IN PANTRY for all your storage needs. The spacious and bright living and dining areas, perfect for entertaining or relaxing. But don't forget the MAIN FLOOR DEN, ideal for a home office, playroom, or creative space! Head on upstairs and you'll find a huge BONUS ROOM, perfect for movie nights or a cozy lounge space. Convenient UPSTAIRS laundry, making life that much easier. Relax in your stunning primary suite complete with a gorgeous ensuite bathroom, with two additional spacious bedrooms designed for comfort. With a SIDE ENTRANCE & 9'™ basement ceilings—this home is ready to be suited, or build your basement exactly how you want it! The possibilities are endless! Enjoy energy-efficient living with the 6 SOLAR PANELS that come with this home. Whether it's hot or cold, your DOUBLE DETACHED GARAGE is there to keep your car safe and protected year-round. This is the ultimate blend of modern luxury and smart design, all in a fantastic community. Schedule your showing



today before itâ€™s gone!

Built in 2023

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2194946    |
| Price          | \$650,000   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,776       |
| Acres          | 0.08        |
| Year Built     | 2023        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 61 Heirloom Crescent Se |
| Subdivision | Rangeview               |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3S 0H1                 |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Other                  |
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

**Interior**

|                   |                                                                                                                                                            |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Open Floorplan, Pantry, Quartz Counters, See Remarks, Separate Entrance, Smart Home, Tankless Hot Water, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Gas Range, Range Hood, Refrigerator, Washer, Window Coverings, Tankless Water Heater                                 |

|              |                  |
|--------------|------------------|
| Heating      | Forced Air       |
| Cooling      | None             |
| Has Basement | Yes              |
| Basement     | Full, Unfinished |

## Exterior

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Other                    |
| Lot Description   | Back Lane, Corner Lot    |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 27th, 2025 |
| Days on Market | 51                  |
| Zoning         | R-G                 |

## Listing Details

|                |                         |
|----------------|-------------------------|
| Listing Office | Century 21 Bravo Realty |
|----------------|-------------------------|

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