# \$765,000 - 94 Finch Gardens Se, Calgary

MLS® #A2217217

# \$765,000

3 Bedroom, 3.00 Bathroom, 2,011 sqft Residential on 0.07 Acres

Rangeview, Calgary, Alberta

Welcome to this brand new, spacious home in the desirable Rangeview SE community!
Boasting over 2,000 sq. ft. of living space, this stunning property features 3 bedrooms, 2.5 bathrooms, and an upper floor bonus room that provides ample space for relaxation or entertainment. The upper floor also includes a versatile den with a window, perfect for a home office or study area.

The main level is designed for modern living with luxurious LVP flooring throughout. The open-concept living room is generously sized, while the dining area flows seamlessly into the backyard through a patio door, offering easy access to outdoor living. The kitchen is a chef's dream, complete with sleek quartz countertops, top-to-ceiling cabinetry, stainless steel appliances, and a chimney-style hood fan.

Additional highlights include a rough-in for an electric car charger in the garage, a good-sized mudroom for convenience, and 9-foot ceilings on both the main and basement levels. The unfinished basement with a side entrance presents endless potential for customization and future growth.

Located just minutes from the hospital, shopping, schools, YMCA, and a public library, this home offers an ideal blend of comfort and convenience. Don't miss out on the opportunity to make this your new home!





## **Essential Information**

MLS® # A2217217 Price \$765,000

Bedrooms 3

Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 2,011
Acres 0.07
Year Built 2024

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 94 Finch Gardens Se

Subdivision Rangeview

City Calgary
County Calgary
Province Alberta
Postal Code T3S 0H9

#### **Amenities**

Amenities None

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters,

Separate Entrance

Appliances Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood,

Refrigerator

Heating Central
Cooling None
Has Basement Yes

Basement Exterior Entry, Full, Unfinishe

# **Exterior**

Exterior Features None Lot Description Level

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

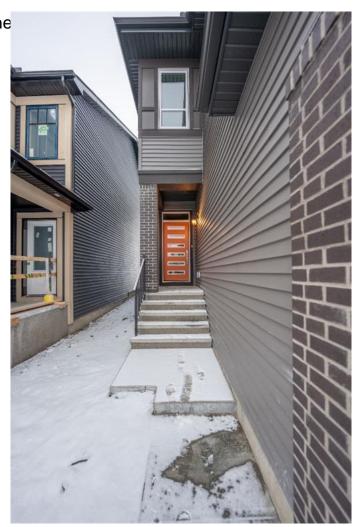
## **Additional Information**

Date Listed May 2nd, 2025

Days on Market 51
Zoning R-G

# **Listing Details**

Listing Office PREP Realty



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