

# \$412,900 - 180 Prestwick Acres Lane Se, Calgary

MLS® #A2234809

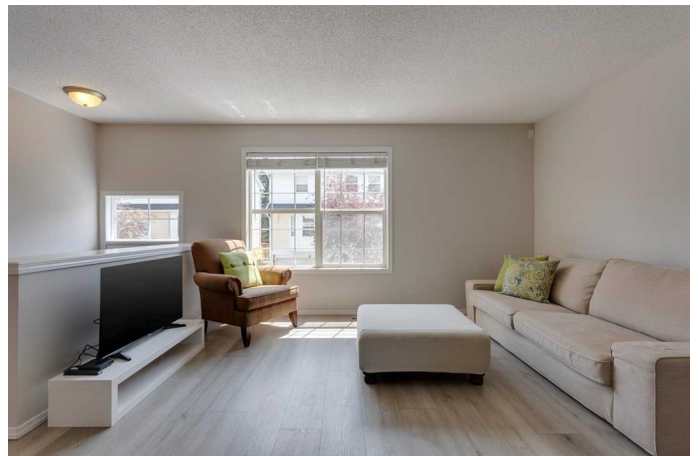
**\$412,900**

2 Bedroom, 2.00 Bathroom, 1,166 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

Welcome to this charming townhome nestled in the coveted Mosaics of McKenzie Towne. From the moment you step inside, youâ€™ll love the new vinyl plank flooring, neutral tones, and an abundance of natural light beaming in through the windows. The thoughtfully designed main level has a modern open concept floorplan that seamlessly flows from the living room, to the dining area and on to the kitchen creating an inviting atmosphere thatâ€™s perfect for both relaxation and entertaining. The kitchen features newer stainless steel appliances, natural maple shaker cabinetry, new silgranit sink and faucet (ideally overlooking the backyard) and a separate pantry. Upstairs youâ€™ll find 2 large bedrooms, on opposite ends of the hallway, each with their own walk in closets, and conveniently separated by a 4 pc bathroom offering plenty of counter space and large linen closet (or extra storage). The 2nd floor is rounded out by an additional â€œflexâ€• area, perfect for a home office, reading area or play room. The lower level features a large utility room and laundry area as well as access to your attached garage. This is no ordinary single garageâ€¦it may have a single door, but the inside measures larger than some double garagesâ€¦allowing for lots of extra storage (bikes / sports equipment), a work bench and a vehicle / motorbike or both! What sets this unit apart from most other townhouses is the private fenced backyard â€¦the perfect place to



unwind after a long day! And if that isn't enough, this home is in an ideal location within walking distance to schools, parks and playgrounds and a wide array of dining and shopping options, while also providing easy access to major roadways making it a breeze to get around. This townhouse offers a great opportunity to live in a thriving community, with everything you need at your fingertips. Be sure to book your showing today!

Built in 2001

**Essential Information**

MLS® #	A2234809
Price	\$412,900
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,166
Acres	0.00
Year Built	2001
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	180 Prestwick Acres Lane Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3Y2

**Amenities**

Amenities	Visitor Parking
Parking Spaces	3

Parking	Single Garage Attached
# of Garages	1

## Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Partial, Unfinished

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Landscaped, Low Maintenance Landscape, Interior Lot
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 26th, 2025
Days on Market	32
Zoning	M-2
HOA Fees	226
HOA Fees Freq.	ANN

## Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.