

# \$579,900 - 1177 Prestwick Circle Se, Calgary

MLS® #A2208067

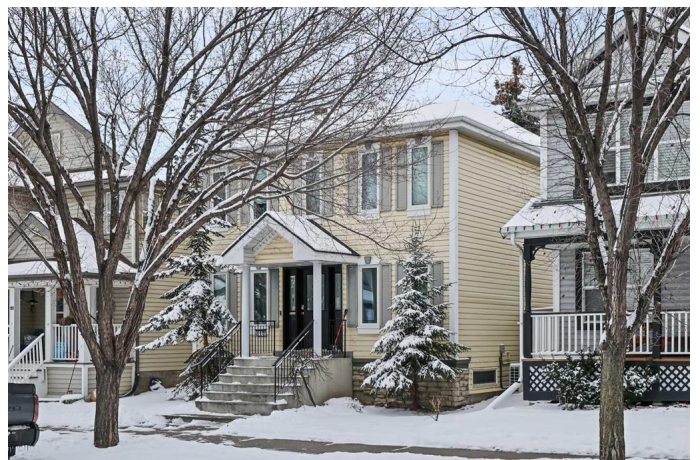
**\$579,900**

3 Bedroom, 3.00 Bathroom, 1,485 sqft  
Residential on 0.09 Acres

McKenzie Towne, Calgary, Alberta

Welcome to your new AIR CONDITIONED home in the heart of Prestwick, in McKenzie Towne one of the most sought-after and vibrant communities in Calgary! This well-maintained detached 3-bedroom, 2.5-bath home offers the perfect balance of comfort, charm, and convenience for growing families or anyone seeking a welcoming neighbourhood vibe. Step inside to discover a versatile front flex room—ideal as a formal dining area, home office, or playroom to suit your lifestyle. The main floor flows effortlessly into a cozy living space highlighted by a beautiful stone wood-burning fireplace, perfect for chilly Calgary evenings. The spacious kitchen features modern stainless steel appliances, including a side-by-side fridge, flat-top ceramic stove, and dishwasher, along with ample counter space and cabinetry—making both cooking and entertaining a breeze.

Upstairs, you'll find three generously sized bedrooms, including a primary suite with its own private ensuite bathroom, offering a peaceful retreat at the end of the day. Enjoy sunny afternoons in your south-facing backyard, which is bathed in sunlight year-round. Whether it's kids running around, weekend lawn dart tournaments, or BBQs with friends on the large back deck, there's plenty of room to create lasting memories. The double 22x22 (exterior dimensions) detached garage adds both convenience and value, with space for vehicles, bikes, and more. There is a



full, unfinished basement ready for your personal touch. Great curb appeal and pride of ownership throughout. Close to parks, schools, playgrounds, splash park, and retail shopsâ€”everything you need just minutes away. Itâ€™s only about 20-25 minute commute to downtown Calgary and 25-30 to YYC Airport. This is the kind of home where you instantly feel welcomedâ€”from the warm interior to the family-focused community vibe of Prestwick. Don't miss your chance to own in one of Calgaryâ€™s most charming neighbourhoods. Book your showing today!

Built in 1998

### Essential Information

MLS® #	A2208067
Price	\$579,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,485
Acres	0.09
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	1177 Prestwick Circle Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3L3

### Amenities

Amenities	Park, Playground
Parking Spaces	2
Parking	Double Garage Detached, Garage Door Opener, Enclosed
# of Garages	2

### **Interior**

Interior Features	Kitchen Island, No Smoking Home, Open Floorplan, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Great Room, Stone, Wood Burning
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Other, Private Yard
Lot Description	Back Lane, Landscaped, Lawn, Level
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Silent Floor Joists
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 2nd, 2025
Days on Market	2
Zoning	R-G
HOA Fees	226
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	eXp Realty
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