# \$599,900 - 88 Mt Apex Crescent Se, Calgary

MLS® #A2227637

## \$599,900

4 Bedroom, 2.00 Bathroom, 1,051 sqft Residential on 0.12 Acres

McKenzie Lake, Calgary, Alberta

Fantastic 4-Level Split with Acreage Feel in the City!

Nestled on a quiet street just a few blocks from Fish Creek Park, this beautifully maintained 4-level split offers the perfect blend of urban convenience and natural serenity. The massive 77-foot-deep west-facing backyard is surrounded by mature trees, creating a private, acreage-like atmosphere rarely found in the city.

Inside, you'II find tasteful updates including LVP flooring, 4-inch baseboards, 3-inch door casings, and a remodelled kitchen with a spacious breakfast nook. The main level features a large family room with a stunning stone fireplace, while the upper level offers three generous bedrooms and a shared Jack & Jill ensuite.

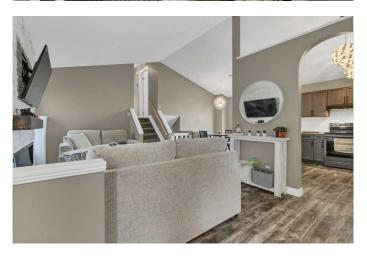
The lower level boasts a bright recreation room with a second fireplace, an additional bedroom, and a four-piece bath. The basement offers ample storage, laundry, and space for future development. This home also comes equipped with central air conditioning for year-round comfort.

Outside, enjoy a custom deck, pergola, and beautifully landscaped yard with mature trees, providing privacy and a tranquil, nature-inspired setting.

With schools, shopping, and transit nearbyâ€"and the Bow River Pathway system of trails just a few blocks awayâ€"this home truly offers the best of both worlds.
Call today for your viewing before it's too







#### Built in 1996

### **Essential Information**

MLS® # A2227637 Price \$599,900

Bedrooms 4
Bathrooms 2.00
Full Baths 2
Square Footage 1,051

Square Footage 1,051 Acres 0.12 Year Built 1996

Type Residential
Sub-Type Detached
Style 4 Level Split

Status Active

## **Community Information**

Address 88 Mt Apex Crescent Se

Subdivision McKenzie Lake

City Calgary
County Calgary
Province Alberta
Postal Code T2Z 2V3

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

## Interior

Interior Features Breakfast Bar, No Animal Home, No Smoking Home, Vaulted Ceiling(s),

Vinyl Windows, Walk-In Closet(s)

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Oven, Garage

Control(s), Range, Range Hood, Refrigerator, Washer, Window

Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Electric, Family Room, Gas, Great Room

Has Basement Yes

Basement Full, Unfinished

#### **Exterior**

Exterior Features Fire Pit, Private Yard

Lot Description Back Yard, Front Yard, Treed

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame, Silent Floor Joists

Foundation Poured Concrete

#### **Additional Information**

Date Listed June 8th, 2025

Days on Market 6

Zoning R-CG

## **Listing Details**

Listing Office RE/MAX Landan Real Estate

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