# \$699,500 - 19 Sunrise Way, Priddis Greens

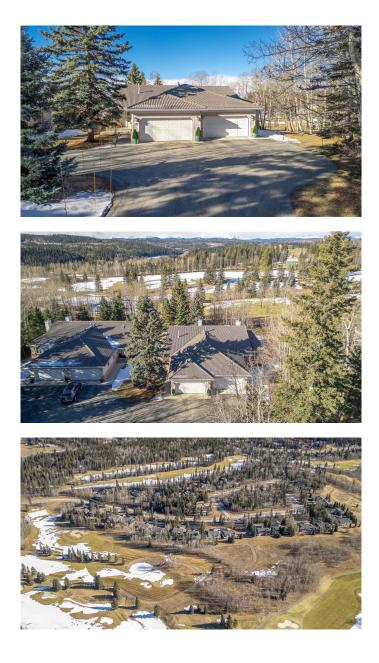
MLS® #A2204819

#### \$699,500

3 Bedroom, 3.00 Bathroom, 1,502 sqft Residential on 0.07 Acres

N/A, Priddis Greens, Alberta

Welcome to your dream villa nestled in the scenic rolling foothills of Priddis, backing onto the Private Priddis Greens Golf and Country Club, where luxury meets tranquility! Priddis Greens drive is only 10 minutes from the Calgary city limits. With over 2900 square feet, this lovely 3-bedroom, 3 bath bungalow with honey oak hardwood floors boasts a fully developed walkout lower level, offering ample space for relaxation and entertainment. With views of the serene pond and the 4th fairway, this home features vaulted ceilings, a spacious family room with a cozy deep grey stone-faced wood-burning fireplace, and an expanded balcony complete with a power awning for those sunny afternoons. Enjoy peaceful evenings on your private patio or retreat to the large primary bedroom with its huge picture window and indulgent four-piece ensuite bath featuring a jetted tub. Sunny breakfast nook with 4 panel bay window to greet the day. Lower level bedroom/office with walk in closet and view of the pond. Newer windows throughout and fiber optic internet for all your work and entertainment needs. Lots of lower level storage. Perfect for avid golfers and nature lovers alike, this is your chance to embrace quiet country living in styleâ€"schedule your tour today!



Built in 1988

**Essential Information** 

MLS® #	A2204819
Price	\$699,500
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,502
Acres	0.07
Year Built	1988
Туре	Residential
Sub-Type	Semi Detached
Style	Side by Side, Bungalow
Status	Active

## **Community Information**

Address	19 Sunrise Way
Subdivision	N/A
City	Priddis Greens
County	Foothills County
Province	Alberta
Postal Code	T0L 1W3

## Amenities

Amenities Parking Spaces Parking	Colf Course 4 Double Garage Attached, Garage Door Opener, Garage Faces Front,
C C	Owned
# of Garages	2
Interior	
Interior Features	Ceiling Fan(s), No Smoking Home, Storage, Vinyl Windows, Walk-In Closet(s), Bar, Central Vacuum, Jetted Tub, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Freezer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Blower Fan, Family Room, Insert, Stone, Wood Burning
Has Basement	Yes

Basement	Finished, Full
Exterior	
Exterior Features	Awning(s)
Lot Description	Backs on to Park/Green Space, Creek/River/Stream/Pond, Cul-De-Sac, Front Yard, Landscaped, No Neighbours Behind, Treed, Underground Sprinklers, Views, On Golf Course
Roof	Clay Tile
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 24th, 2025
Days on Market	28
Zoning	RC

### **Listing Details**

#### Listing Office Royal LePage Benchmark

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