



1120 CANTERBURY DR SW CANYON MEADOWS

BEDS
3 up/1 down

BATHS
2 Full

TOTAL DEVELOPED SQ FT
1,792

ABOVE GRADE SQ FT
1,050

YEAR BUILT
1977





KITCHEN

QUALITY DETAILS



White Cabinets

Distinct, traditional character with crisp, classic styling. Smooth and durable, these cabinets, bring a bright, airy touch to your kitchen.



Pantry

Stand alone area specifically dedicated to your food storage. Stay more organized and structured with a specific home for your groceries and sundries.



Desk Space

This handy desk space in the kitchen provides the perfect spot for the kids to finish their school work, or just additional working space.



1120 CANTERBURY DR SW

Explore a new way of life in Canyon Meadows! This fantastic 4 bed 2 bath bungalow is perfect for your growing family! With fantastic upgrades like oak hardwood flooring, new paint throughout the home, and even a small kitchenette in the basement the options are endless for this home. The main floor features a functional layout, and bright sunny windows. The kitchen provides you with ample counter and cabinet space, a small desk area could be used as a home work station for the kids or just used for extra working space. The white appliances and cabinets provide a neutral color palette for you to dress up however you choose. On the main floor you will find 3 spacious bedrooms and a 4 pc bath ensuring everyone has their own space. The dining

room and living room combo provide the perfect space to entertain. Downstairs the fully finished basement includes a small kitchenette and space for a family room, fourth bedroom or play area for the kids. Outside you will find you fully fenced and landscaped private yard! With lots of room to run you may never want to leave this back yard oasis. If you are looking for even more space to explore head across the street and explore Babbling Brook park a green-space complete with walking paths connecting it to the rest of the community! Outdoor enthusiasts will love being close to Fish Creek Park. With easy access to Canyon meadows Drive and MacLeod Trail there's plenty to see and do nearby!

A H O M E F O R Y O U & Y O U R S

Feel right at home in 1120 Canterbury Dr SW



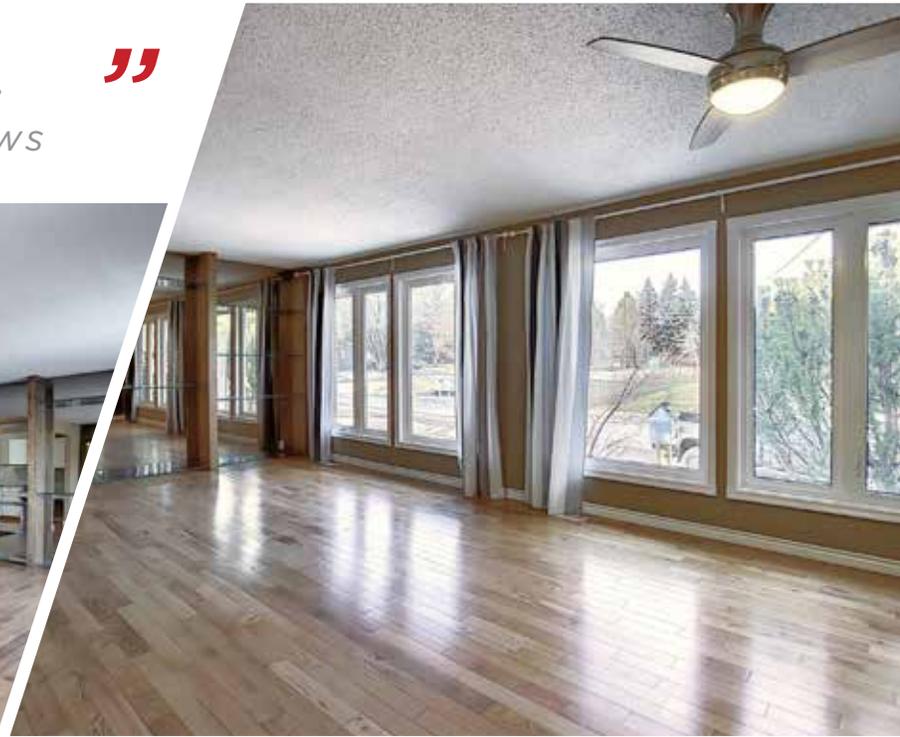
LIVING AREA



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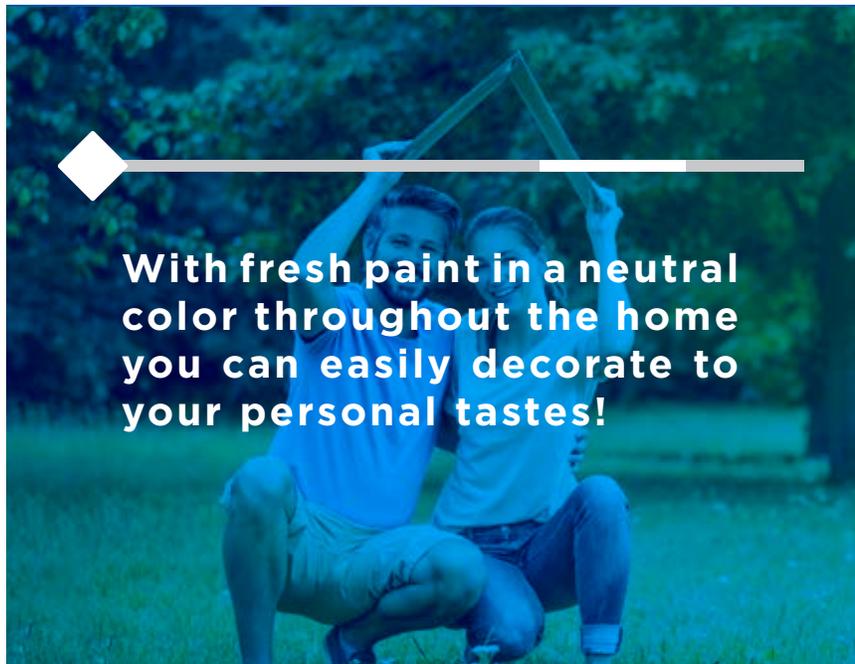
*The best things in life...
Happen in Canyon Meadows*

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BEDROOMS



With fresh paint in a neutral color throughout the home you can easily decorate to your personal tastes!





BASEMENT

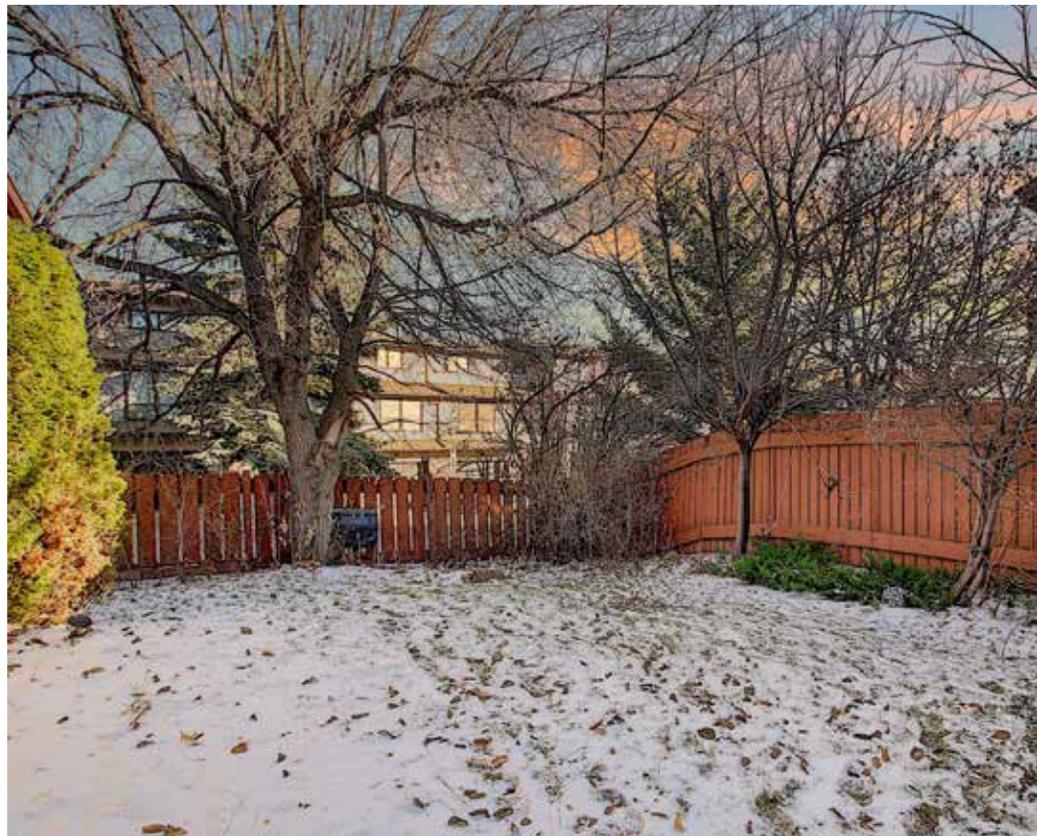


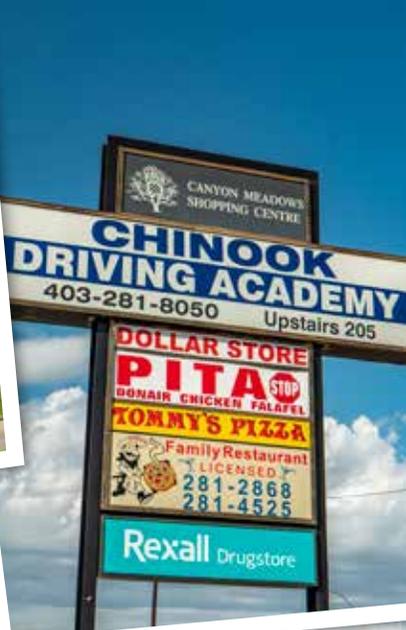


BACK YARD



The large back yard features mature landscaping and large trees to provide your family with privacy.





Canyon Meadows





FAMILY. COMMUNITY. FUN.

You have everything you could need in Canyon Meadows! This family focused neighbourhood is located in South West Calgary and is bounded by Anderson Road to the North, Macleod Trail to the east, Fish Creek Provincial Park to the South, and 14 Street to the West. It's location is perfect for providing access to all of Calgary making it great for those who need to commute for work.

With Fish Creek on your door step there is plenty of wildlife and wilderness to explore. You can have a summer picnic, go for a leisurely stroll, or visit Anni's Café for a scoop of ice cream on a hot summer day. If you'd prefer to hit the links McKenzie Meadows Golf Club and Blue Devil Golf Club are both a short drive away. Canyon Meadows has it's own private golf and country club for members if you are looking for a place that offers casual, fun and relaxing environment with active social and golf programs.

If shopping is more your speed you will love living so close to South Center Mall. Here you will find all the big box stores and some amazing restaurants and pubs. With the LRT station nearby it's easy to hop on and explore the shopping available downtown as well if you would like to check out some of the more boutique shops. Macleod Trail itself also has loads of shopping and dining.



Why I Love This Home!



Maria Shettler

TOP 3 *features*

1

Move In Ready

With beautiful oak hardwood flooring, and brand new paint throughout this home is move in ready!

2

Large Sunny Windows

With large sunny windows throughout the main floor you can enjoy sunshine all year round!

3

Location

Canyon Meadows is perfect for families with quick access to the rest of the city, Fish Creek Park and so much more there's plenty to explore!

Maria Shettler

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