



Tao Guo
 SKYROCK REALTY & MANAGEMENT LTD.
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Calgary/Cougar Ridge

86 COUGARSTONE CI SW

\$659,000

Detached

- Style:** 2 Storey
- Bedrooms:** Above: 3 / Ttl: 4
- Bathrooms:** Full: 3 / Half: 1
- Rooms Above:** 8
- Floor Area:** 186 SqM / 2,007 SF
- Year Built:** 2002
- Taxes:** \$3,366 / 2015
- Possession:** 07/31/2015 Negotiable



Stunning Morrison built Sandhurst Model with 2628 sq ft of total development. Richly appointed with fabulous gourmet kitchen, granite countertops, raised island with eating bar, silgranite sink, solid wood cabinets, crown molding, stainless steel appliances, gas range, and over sized light filled kitchen nook with raised ceiling, all with a view to amazingly landscaped yard with feature waterfall. Upgraded flooring with rich Brazilian hardwood, ceramic tile, and plush carpet. Impressive floor plan with main floor dining room, great room, gourmet kitchen, conveniently located laundry room with large sink and upper and lower cabinets. Washer and dryer included. The 2nd floor has a fabulous bonus room with cultured stone floor to ceiling fireplace, slate hearth and mantle, 3 bedrooms, 2 full bathrooms including the peaceful 5 piece master bedroom en-suite with 2 sinks, jetted soaker tub, and separate shower.



Goods Included: Alarm/Security System, Dishwasher-Built-In, Dryer, Garage Control, Garage Opener, Garburator, Hood Fan, Refrigerator, Stove-Gas, Vacuum System Attachments, Vacuum Systems, Washer, Washer - Energy Star, Window Coverings-All

Features: Deck, Dog Run-Fenced In, Windows - Vinyl

Parking: Enclosed: 2 Total: 4 Double Garage Attached

