



the **Rosedale**

81 Osprey Hill Way
2,277 sq.ft.

JULY POSSESSION

3 

2.5 

2 

OPTIONS INCLUDED

- Ravine Amenity Lot
- Walk out Lot backing West to an environmental reserve with Trees
- Main floor flex/Den room
- Spacious walkthrough mudroom/ pantry from garage to kitchen
- Upgraded kitchen appliances
- Upgraded tile throughout
- Upper floor bonus room
- Rear covered deck off the second-floor bonus room
- Basement development with 2 addition bedrooms, full bath, and large Rec area
- Dual zone high-efficient furnace
- Professionally curated interior design
- Upgraded lighting and hardware package

SHOWHOME

Melanie Law | Area Sales Manager

97 Osprey Hill Way NW, Calgary AB
587-500-2801
newhomes@renovaluxury.com

SHOWHOME HOURS

Monday-Thursday: 2-8pm
Friday: Closed
Saturday-Sunday: 12-5pm



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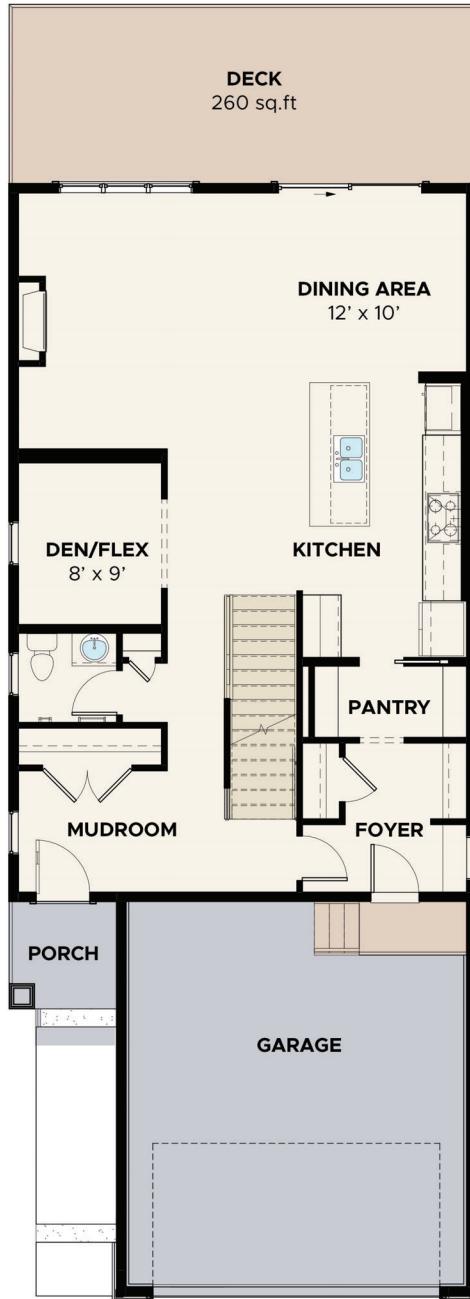
OSPREY
HILL

Love
where
you live.

Rosedale

MAIN FLOOR PLAN

1,041 sq.ft.



UPPER FLOOR PLAN

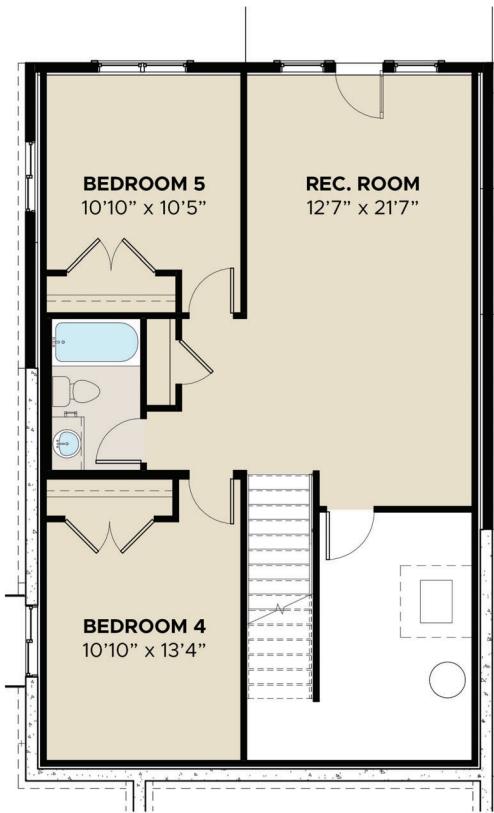
1,236 sq.ft.



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BASEMENT
809 sq.ft.

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