

SHOW  
HOME

# THE CALDWELL

2,334 SQ FT | 3 BED | 2.5 BATH

822 BLUEROCK WAY SW

FEATURING

1 BED + 1 BATH  
LEGAL SUITE



## THIS FRONT DRIVE HOME FEATURES

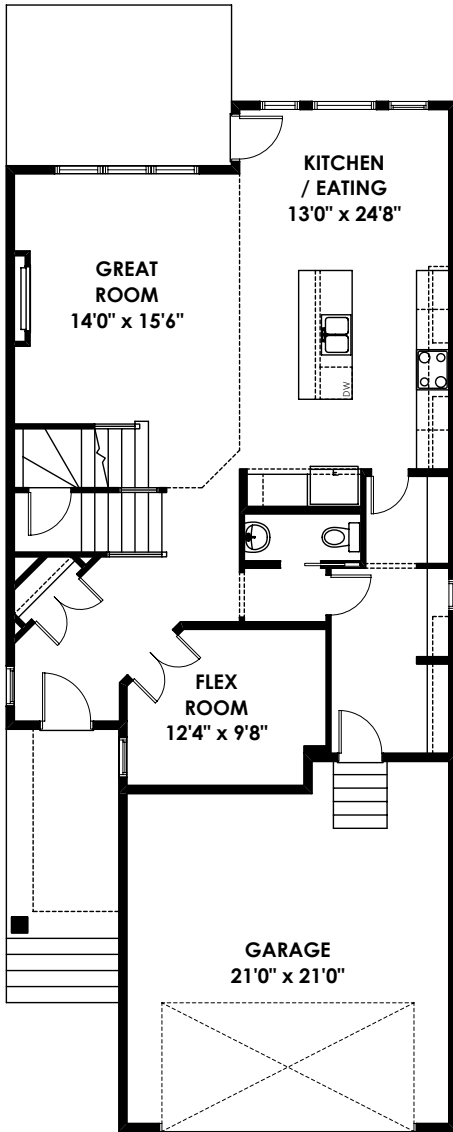
- Open to above with large window adding lots of natural light
- Walkout legal basement suite
- Fireplace feature wall
- Kitchen and nook extension - adds 56 sq ft
- Mountain and downtown views from front and rear of home



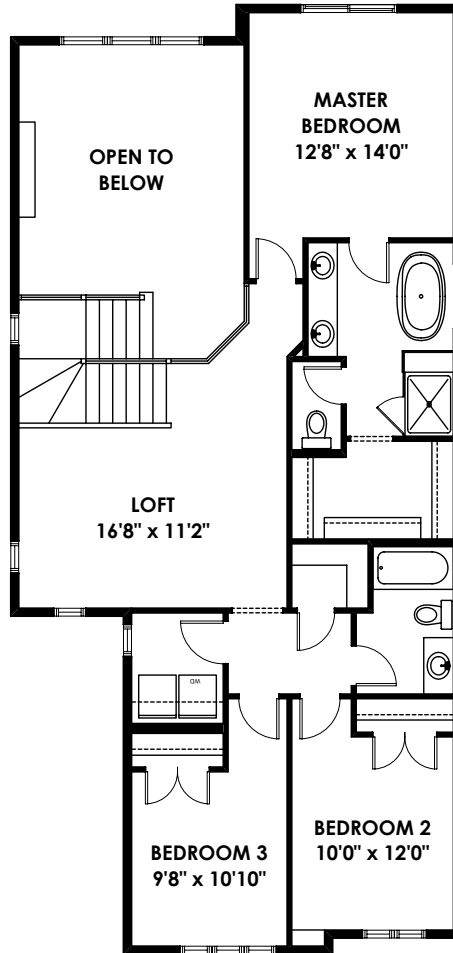
BETTER VALUE BY DESIGN  
SINCE 1978 | HOMESBYAVI.COM

Homes by **AVI**

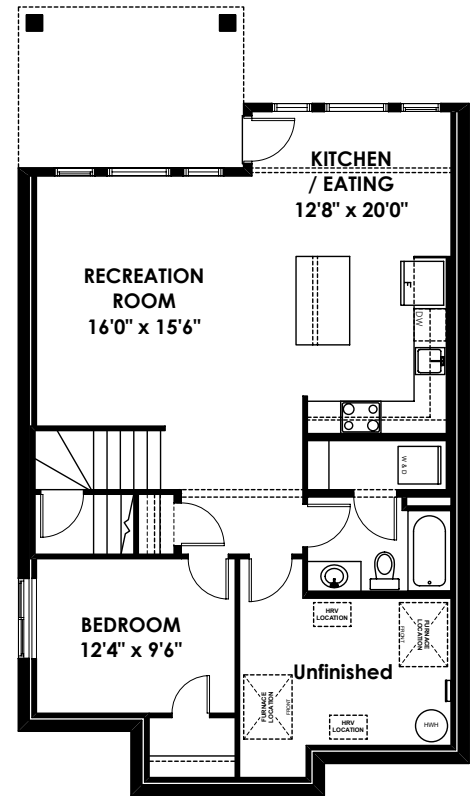
# FLOOR PLAN



**MAIN**  
1,102 SQ FT



**UPPER**  
1,232 SQ FT



**BASEMENT**  
825 SQ FT

For more information or to book an appointment please contact us at **403.536.7193**

Prices are subject to change without notice. Actual floor plan, elevation, and square footage may not be exactly as shown. Square footage is measured to Alberta Building Code (ABC) regulations. Builder reserves the right to make changes without notice. E&OE.

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