



6020 12 Avenue Calgary Alberta

\$474,900

MECHANICS DREAM GARAGE - OVERSIZE DOUBLE DETACHED with back lane access, built-in workbenches and rough-in for heat! This garage is insulated with single electric bay door and ready to be transformed into a shop, a man cave, a separate rec space, home gym...the possibilities are endless! The backyard is large with plenty of room to play and a cement patio ready to BBQ or entertain. Let's not forget the charming 3-level split SINGLE FAMILY HOME that is built on this beautiful lot and ready to welcome its new owners! This homes functional layout has a large living room with beautiful picture window and a kitchen with eat-in dining nook on the main level. The kitchen has plenty of cabinets/countertop space and boasts a NEW FRIDGE, NEW STOVE AND NEW SLIDING PATIO DOOR. (Plus the space has all been freshly painted!!) Upstairs you will find two bedrooms (the master with dual closets) and a beautifully renovated 4-piece bath. The partially finished basement has a cozy recreation area with built-in shelving as well as an extremely large bedroom with plenty of light and windows. BONUS - NEWER ROOF SHINGLES/ SOFFIT/FASCIA (2021/22). Steps from elementary school and both junior high and high school within a 5 minute drive. Find every amenity for shopping in close proximity and make Penbrooke Meadows your new community to call home! (id:6769)

Primary Bedroom 13.33 Ft x 12.00 Ft

Bedroom 10.17 Ft x 10.83 Ft

4pc Bathroom 7.33 Ft x 4.83 Ft

Family room 13.50 Ft x 12.58 Ft

Bedroom 12.67 Ft x 7.92 Ft

Kitchen 10.83 Ft x 10.08 Ft

Dining room 8.25 Ft x 7.42 Ft

Living room 17.25 Ft x 12.00 Ft

Listing Presented By:



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