



# 7038 16 Avenue Calgary Alberta

\$445,000

Explore the comfort and convenience of this spacious end-unit townhouse located in the desirable Applewood Park. Featuring an oversized single garage with driveway, additional visitor parking space and ample street parking, this home is a rarity. Inside, the great room, which has direct access to the backyard and the street (15th Ave) boasts soaring ceilings and a cozy corner gas fireplace. The layout includes a half bath , a well-equipped kitchen, dining area on the second level that opens to a balcony, perfect for relaxation. The 3rd level offers a master bedroom with a 3-piece ensuite, two additional bedrooms, and another full bath, catering to both privacy and practicality. The fully developed lower level provides flexible space for hobbies, home office and storage. NEW LVP FLOORS, NEWLY PAINTED, NEW DISHWASHER! With quick access to Stoney Trail, International Avenue and East Hills Shopping Mall, plus reasonable condo fees, this townhouse is an excellent opportunity for convenient living in Calgary. (id:6769)

Kitchen 3.43 M x 3.02 M  
Dining room 3.38 M x 2.64 M  
2pc Bathroom 2.06 M x 1.55 M  
Primary Bedroom 3.68 M x 3.61 M  
Bedroom 2.84 M x 2.82 M  
Bedroom 2.84 M x 2.82 M

3pc Bathroom 2.24 M x 1.73 M  
4pc Bathroom 2.31 M x 1.78 M  
Den 5.23 M x 2.13 M  
Furnace 3.48 M x 1.50 M  
Living room 5.56 M x 3.99 M

Listing Presented By:



Originally Listed by:  
CIR Realty

<https://www.housescalgary.ca>



See

**Mirror**

100, 707-10 AVE. SW , Calgary, AB,  
T2R 0B3

Phone: 403-969-0267  
arobinson@cirrealty.ca