



7943 47 Avenue Calgary Alberta

\$480,000

Great investment opportunity with this semi-detached home with a legal basement suite in Bowness! Located on a quiet street close to Bowness Park, the Bow River, and multiple parks and schools. Step into a bright and spacious living room that leads into a designated dining area and kitchen with ample cupboard space. Three good sized bedrooms are situated at the back of the home all with closets, along with a full bathroom. The downstairs level has its own separate side entrance and hosts a huge rec room/living room, two more bedrooms, a full bathroom, a laundry room, and a kitchen area. In the fully fenced backyard you'll find a nice grassy lawn and a small patio area with a beautiful mature tree providing nice shade, both front and back yards are low maintenance. This gem of a home is the perfect starter family home for those looking to generate some extra income or a steal for savvy investors! (id:6769)

4pc Bathroom 5.75 Ft x 9.33 Ft

Bedroom 9.67 Ft x 9.25 Ft

Bedroom 9.75 Ft x 10.67 Ft

Kitchen 9.50 Ft x 11.25 Ft

Laundry room 9.92 Ft x 17.83 Ft

Recreational, Games room 12.83 Ft x 32.83 Ft

Furnace 5.50 Ft x 8.58 Ft

4pc Bathroom 6.08 Ft x 9.17 Ft

Bedroom 9.50 Ft x 10.92 Ft

Bedroom 10.50 Ft x 8.17 Ft

Dining room 6.17 Ft x 11.00 Ft

Foyer 6.67 Ft x 6.58 Ft

Kitchen 10.42 Ft x 9.17 Ft

Living room 13.42 Ft x 20.33 Ft

Primary Bedroom 10.50 Ft x 14.67 Ft

Listing Presented By:



Originally Listed by:

RE/MAX Real Estate (Central)

<http://www.gingerandrews.com/>



See

Mirror

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

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