



8 Falshire Close Calgary Alberta

\$749,900

*****2 ILLEGAL BASEMENT SUITES OF 2 BEDROOM EACH*****Nestled in the heart of Falconridge, this meticulously renovated CORNER-LOT bungalow offers over 2400 sqft of living space and features a convenient double detached garage. Inside, you'll find three spacious bedrooms, with the master bedroom boasting its own ensuite, and a well-appointed common bathroom. The recently updated kitchen and separate dining area on the main floor make it an ideal space for family gatherings and entertaining, complete with modern amenities and ample counter space. What truly distinguishes this property is the fully finished basement, housing two separate illegal suites, each with two bedrooms, brand-new kitchens, and bathrooms. This configuration allows for versatile living arrangements for extended family members or the potential to generate significant rental income. The location is perfect for families, as it is in close proximity to schools and playgrounds. Additionally, the recently refreshed exterior, featuring vinyl windows, not only enhances the home's curb appeal but also contributes to improved energy efficiency. Don't miss this rare opportunity to own a fully renovated bungalow with income potential in Falconridge's competitive real estate market, offering spacious and comfortable living with the added benefit of supplemental income potential. (id:6769)

3pc Bathroom 4.92 Ft x 8.00 Ft
3pc Bathroom 4.00 Ft x 7.50 Ft
Bedroom 10.67 Ft x 9.83 Ft
Bedroom 10.83 Ft x 9.00 Ft
Bedroom 9.67 Ft x 8.92 Ft
Bedroom 9.67 Ft x 8.00 Ft
Family room 16.67 Ft x 10.75 Ft
Kitchen 6.58 Ft x 6.58 Ft
Kitchen 15.83 Ft x 12.42 Ft

3pc Bathroom 7.50 Ft x 6.33 Ft
4pc Bathroom 7.50 Ft x 4.92 Ft
Bedroom 12.00 Ft x 13.00 Ft
Bedroom 8.58 Ft x 9.67 Ft
Dining room 15.92 Ft x 11.17 Ft
Kitchen 12.42 Ft x 10.83 Ft
Living room 17.25 Ft x 13.67 Ft
Primary Bedroom 10.92 Ft x 14.50 Ft

Listing Presented By:



Originally Listed by:
eXp Realty



See

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