1431 Rosehill Drive Calgary Alberta

$849,000

ATTENTION INVESTORS & EXTENDED FAMILIES! This spacious FULL DUPLEX presents a rare opportunity for significant rental income or comfortable multi-generational living. Featuring a total of EIGHT bedrooms and FOUR bathrooms, the property offers ample space for tenants or family members. Enjoy the convenience of a prime location, walking distance to Confederation Park with easy access to public transit, 14th Street, and Cambrian Drive. The main floors boast beautifully refinished oak hardwood, leading from generous living/dining areas to kitchens with original charm. Each unit features two large bedrooms and a 4-piece bathroom on the main floor, with two additional large bedrooms, storage, and laundry facilities in the basement. Benefit from updated windows (2013), furnaces, and hot water tanks (2015). Ample street parking provides added convenience. Don't miss out on this exceptional opportunity to renovate, personalize, and maximize your investment potential. Schedule your private showing today! (id:6769)

Laundry room 11.33 Ft x 8.58 Ft	Kitchen 12.75 Ft x 9.50 Ft
Family room 18.25 Ft x 13.25 Ft	Dining room 9.17 Ft x 8.25 Ft
Bedroom 11.33 Ft x 8.58 Ft	Primary Bedroom 12.17 Ft x 9.83 Ft
Bedroom 11.50 Ft x 9.33 Ft	Bedroom 12.25 Ft x 9.83 Ft
3pc Bathroom Measurements not available	4pc Bathroom Measurements not available
Living room 14.93 Ft x 13.17 Ft	

Listing Presented By:

Originally Listed by:
Royal LePage Mission Real Estate

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