



## 2423 56 Street Calgary Alberta

\$309,900

Excellent purchase for first-time homebuyers or as an investment property. Very well-maintained townhome in Pinetree Village. Great location that is close to all amenities, Village Square Rec Center, schools, and shopping centers. Newer hot water tank (2021). This home features upgraded hardwood floors in the bright living room, a wood-burning fireplace, and a bedroom with a 2-piece ensuite on the main floor. The living room opens up to a semi-private deck and community-fenced yard. The master bedroom is on the upper floor with a connecting 4-piece ensuite. The basement is finished with a large family room, wet bar, laundry, and tons of storage space. An attached single garage completes this home. Schedule your viewing today, this won't last long. (id:6769)

Family room 15.50 Ft x 11.00 Ft

Furnace 19.25 Ft x 7.00 Ft

Other 11.33 Ft x 6.17 Ft

Dining room 10.67 Ft x 8.50 Ft

Living room 19.25 Ft x 11.58 Ft

Kitchen 10.33 Ft x 5.92 Ft

Bedroom 11.25 Ft x 9.00 Ft

2pc Bathroom 4.58 Ft x 4.17 Ft

Other 12.00 Ft x 11.58 Ft

Loft 15.00 Ft x 7.50 Ft

Primary Bedroom 11.92 Ft x 11.25 Ft

4pc Bathroom 8.50 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:  
Century 21 Argos Realty

**RE/MAX**<sup>®</sup>

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