



## 2608 Cherokee Drive Calgary Alberta

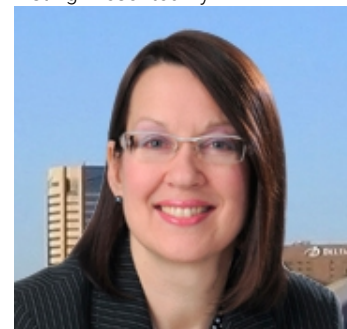
\$848,000

This is THE ONE you've been waiting for! Properties like this rarely come on the market. This gorgeous four level split, located in the desirable community of Charleswood, was recently professionally renovated in 2019 and is in great condition. Windows, plumbing, flooring, paint, exterior cladding, electrical and insulation - they even moved the electrical service underground so you can enjoy the backyard without powerlines! Not only that, in 2021 the roof had been updated and replaced bathroom exhaust fans and replaced 2 whirly birds. Inside features three bedrooms upstairs, large family room and large kitchen with island. The basement suite (illegal) features its own laundry, two more bedrooms, a den space and plenty of storage. A detached two car garage and landscaped backyard completes the home. The unique maintenance-free exterior features Hardie board siding and Nichiha panels imported from Japan, giving a unique look to this gem. Located on a quiet single-family street, you are steps from the LRT, shopping, restaurants, parks and schools - not to mention minutes from the University of Calgary. Come see why this is one of the best opportunities in NW Calgary! (id:6769)

Den 13.67 Ft x 9.33 Ft  
Family room 11.58 Ft x 11.00 Ft  
Bedroom 6.83 Ft x 13.58 Ft  
Bedroom 8.92 Ft x 11.17 Ft  
Other 8.92 Ft x 10.83 Ft  
3pc Bathroom 9.92 Ft x 4.25 Ft  
Other 4.92 Ft x 5.50 Ft  
Other 11.17 Ft x 12.00 Ft  
Laundry room 6.08 Ft x 7.67 Ft

Living room 18.33 Ft x 144.17 Ft  
Other 22.00 Ft x 24.08 Ft  
4pc Bathroom 4.92 Ft x 8.33 Ft  
Bedroom 10.58 Ft x 8.33 Ft  
Bedroom 10.58 Ft x 8.25 Ft  
Primary Bedroom 11.75 Ft x 13.67 Ft  
Laundry room 5.58 Ft x 7.67 Ft  
Other 9.08 Ft x 11.75 Ft

Listing Presented By:



Originally Listed by:  
Grand Realty

**RE/MAX**

**RE/MAX REAL ESTATE  
(CENTRAL)**

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