



# 322 22 Avenue Calgary Alberta

\$1,099,000

Welcome to this beautifully renovated four-bedroom home in the heart of Mission, Calgary. Updated in 2023, this home blends modern amenities with timeless character. The main floor features a large kitchen equipped with all-new stainless steel appliances, offering a perfect space for cooking and entertaining. You'll also find a convenient washer and dryer on this level, making laundry a breeze. The second floor boasts three spacious bedrooms, including a primary bedroom with a two-piece ensuite. A full bathroom on this level provides ample space for family or guests. The lower level houses a legal secondary suite, ideal for generating rental income or accommodating extended family. It is currently rented for \$1550 per month. Enjoy outdoor living with both a front and back deck, perfect for relaxing or entertaining. The property also includes a single detached garage and an additional parking pad, ensuring plenty of parking options. Located in the vibrant Mission neighborhood, you're just steps away from everything--shops, restaurants, parks, and more. This home is a rare find in one of Calgary's most desirable areas. Don't miss out on this incredible opportunity! (id:6769)

- Bedroom 13.42 Ft x 9.92 Ft
- Family room 13.17 Ft x 11.25 Ft
- Other 11.58 Ft x 5.92 Ft
- 3pc Bathroom 4.00 Ft x 8.42 Ft
- Kitchen 11.08 Ft x 20.42 Ft
- Other 6.17 Ft x 3.67 Ft
- 2pc Bathroom 5.08 Ft x 5.00 Ft
- Laundry room 2.83 Ft x 2.83 Ft
- Dining room 13.42 Ft x 11.00 Ft

- Living room 12.33 Ft x 13.92 Ft
- Other 4.83 Ft x 9.17 Ft
- 4pc Bathroom 6.17 Ft x 7.67 Ft
- Bedroom 10.67 Ft x 9.92 Ft
- Bedroom 12.42 Ft x 12.33 Ft
- Primary Bedroom 11.00 Ft x 16.58 Ft
- 2pc Bathroom 2.92 Ft x 7.75 Ft
- Other 3.00 Ft x 9.00 Ft

Listing Presented By:



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