



572 Parkridge Drive Calgary Alberta

\$699,900

BRAND NEW CARPETING THROUGHOUT Welcome to 572 Parkridge Dr SE, a spacious 4-bedroom, 3-bathroom bi-level home in Calgary's peaceful Parkland community, just waiting for your personal touch to unlock its full potential. This property is a dream for those looking to enhance the space with some fresh paint. SOLID BONES: This well-maintained home boasts over 2,200 sq. ft. of developed living space, offering a fantastic foundation for your upgrades. OPEN CONCEPT LIVING: The main floor flows seamlessly from the updated kitchen into a spacious living room with a cozy fireplace, creating an ideal setting for modern family living. ENDLESS POTENTIAL IN THE BASEMENT: A fully finished basement awaits your choice of home office, entertainment space, or additional living quarters. BLANK SLATE BACKYARD: The large backyard and deck offer ample space for landscaping and outdoor living enhancements. Functional Kitchen: The kitchen features granite and woodblock countertops and stainless steel appliances, and stylish two-tone cabinetry. Imagine transforming this home with: FRESH PAINT: A new coat of paint in on-trend colors could instantly revitalize the interior and exterior (note virtually altered images). UPDATE LIGHTING: Swap out existing fixtures for stylish options to create a more inviting atmosphere. LANDSCAPING: Elevate curb appeal with fresh sod, vibrant plants, and outdoor lighting. With a little imagination and some well-chosen updates, this home could be your next investment success story. NEW FLOORING IS ALREADY DONE FOR YOU! YOUR PARKLAND LIFESTYLE: Beyond the potential of the property itself, enjoy the perks of Parkland living, including: CONVENIENT AMENITIES: Quick access to grocery stores, cafes, restaurants, and more. Outdoor Recreation: Fish Creek Provincial Park and Park96 offer scenic trails and green spaces just minutes away. EASY COMMUTING: Major transit routes and Deerfoot Tra...

3pc Bathroom 5.08 Ft x 5.17 Ft

Bedroom 11.42 Ft x 8.83 Ft

Family room 13.50 Ft x 18.42 Ft

Recreational, Games room 24.83 Ft x 15.33 Ft

Furnace 11.17 Ft x 15.00 Ft

Bedroom 13.17 Ft x 9.58 Ft

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Dining room 11.75 Ft x 8.67 Ft

Kitchen 11.75 Ft x 14.50 Ft

Living room 14.58 Ft x 16.00 Ft

Display of MLS data is deemed reliable but is not guaranteed accurate by CREA.

Listing Presented By:



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

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3pc Bathroom 4.00 Ft x 7.00 Ft
4pc Bathroom 6.08 Ft x 7.00 Ft

Primary Bedroom 11.33 Ft x 11.50 Ft