



# 12 Penswood Place Calgary Alberta

\$620,000

**\*\*Rare\*\*** 1264 sq/ft Bungalow on a 52 Wide CORNER LOT with Gated RV Parking and a OVER-SIZED double detached MECHANICS GARAGE with TALL DOORS + a wide paved alley for easy access. ACROSS FROM A PARK | NEW MODERN KITCHEN | CENTRAL AIR CONDITIONING | 4 BEDROOMS | FINISHED BASEMENT WITH A SEPARATE ENTRANCE | GATED RV PARKING | WITHIN WALKING DISTANCE TO 3 SCHOOLS | VERY WALKABLE LOCATION | Good for Living, Renting or holding for REDEVELOPMENT LATER ON. Situated on a quiet cul-de-sac across from a green space and playground sits this well-maintained bungalow loaded with upgrades! Updated flooring, a new kitchen, central air conditioning and a central vacuum system are just a few of the exceptional upgrades this move-in ready home offers. Great curb appeal with lush gardens provides a lasting first impression. Inside the sunshine filled living room boasts park views and clear sightlines into the dining room, perfect for entertaining or quiet nights in. Beautifully updated, the kitchen is the heart of the home featuring stainless steel appliances, full-height cabinets and a stylish design. 3 spacious and bright bedrooms are on this level along with a full 4-piece bathroom. There is A SEPARATE ENTRANCE to the finished basement. This level has a large rec room for everyone to gather and connect over family movie and games nights plus a 4th bedroom and another full bathroom. Spend the warm weather in the sunny west-facing backyard where a concrete patio entices summer barbeques and time spent unwinding while kids and pets play in the grassy yard. Parking is never an issue thanks to the double detached garage with gated RV parking to the side. Ideally located within walking distance to 3 schools, several transit options and numerous parks. Don't let this one slip through your fingers... call your agent now and book an appointment to view! (jd:6769)

Family room 6.43 M x 3.83 M

Office 3.66 M x 2.34 M

Laundry room 1.98 M x 1.60 M

Furnace 6.65 M x 2.52 M

Bedroom 4.40 M x 3.12 M

3pc Bathroom Measurements not available

Living room 5.18 M x 3.73 M

Kitchen 4.44 M x 2.59 M

Primary Bedroom 4.12 M x 3.53 M

Bedroom 3.05 M x 2.62 M

Bedroom 4.12 M x 2.72 M

2pc Bathroom .00 M

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

Listing Presented By:



Originally Listed by:  
eXp Realty



CIR

REALTY

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Dining room 3.45 M x 2.80 M

4pc Bathroom Measurements not available