



204 Cardiff Drive Calgary Alberta

\$799,000

Seize the rare opportunity to own a spacious ~1500 sqft bungalow with over 2500 sqft of developed living space, nestled on a tranquil, tree-lined street in the desirable community of Cambrian Heights. This 4-bedroom home is ideal for settling down in comfort and style. The main floor boasts fresh renovations including new paint, luxury wide plank flooring, new carpet in the bedrooms, and beautifully refinished cabinetry. A separate back entrance provides convenient access to a common laundry area located in the basement. The fully finished basement features a complete kitchen equipped with a gas stove, a fourth bedroom, and a 4-piece bathroom, offering perfect accommodation for a tenant with a current month-to-month arrangement. The upper level is vacant, freshly updated, and ready for immediate move-in. Outside, the expansive backyard includes ample space for RV or trailer parking, a large deck for outdoor enjoyment, and back alley access. This home combines ample living space both inside and out, making it a perfect choice for anyone looking to enjoy the peace of suburban living with all the benefits of city amenities nearby. (id:6769)

Other 9.75 Ft x 13.58 Ft

Kitchen 7.83 Ft x 7.08 Ft

Laundry room 11.25 Ft x 11.67 Ft

Recreational, Games room 19.42 Ft x 17.83 Ft

Furnace 7.92 Ft x 7.42 Ft

4pc Bathroom 7.58 Ft x 7.50 Ft

Storage 9.33 Ft x 11.83 Ft

Living room 20.33 Ft x 15.00 Ft

Kitchen 16.00 Ft x 11.92 Ft

Dining room 10.50 Ft x 10.08 Ft

Foyer 2.50 Ft x 4.83 Ft

Primary Bedroom 13.75 Ft x 12.58 Ft

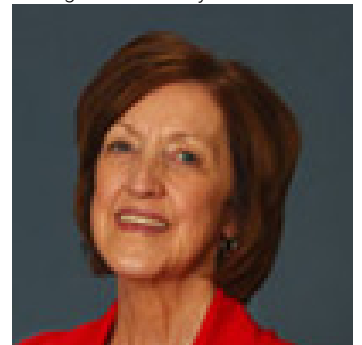
Bedroom 8.92 Ft x 8.83 Ft

Bedroom 10.42 Ft x 10.00 Ft

Bedroom 11.42 Ft x 9.08 Ft

4pc Bathroom 8.92 Ft x 7.75 Ft

Listing Presented By:



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