



## 316 Pinewind Close Calgary Alberta

\$570,000

Welcome to this Beautiful Front Attached Garage Home, with illegal Basement Suite in NE Calgary. Perfect for living Upstairs and Renting downstairs. OVERSIZED DRIVEWAY! SUNROOM, DECK AND PATIO! As you enter you are welcomed by well sized Living room with Fireplace, Kitchen with Dine in area, and Sunroom at the rear. Master bedroom has 3 pc Ensuite, 2 Secondary bedrooms with FULL bath, complete the floor. The BASEMENT is an ILLEGAL SUITE with SEPARATE ENTRANCE, featuring 2 bedrooms, Living room, Kitchen and full bathroom! Laundry is well planned with separation form both units, in common area. Close to all amenities like Parks, Schools, Shopping and Transit! AMAZING LOCATION! INVESTMENT PROPERTY or FIRST TIME HIME BUYER.! (id:6769)

3pc Bathroom 11.17 Ft x 7.83 Ft

Bedroom 10.58 Ft x 12.83 Ft

Laundry room 10.83 Ft x 10.75 Ft

Living room 20.67 Ft x 18.42 Ft

Storage 8.58 Ft x 9.75 Ft

Furnace 5.42 Ft x 4.50 Ft

3pc Bathroom 7.50 Ft x 4.42 Ft

4pc Bathroom 7.25 Ft x 7.67 Ft

Bedroom 9.00 Ft x 12.42 Ft

Bedroom 10.50 Ft x 8.92 Ft

Kitchen 12.42 Ft x 14.00 Ft

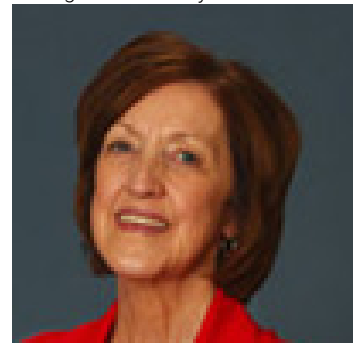
Living room 15.75 Ft x 20.92 Ft

Primary Bedroom 12.42 Ft x 12.50 Ft

Sunroom 12.17 Ft x 9.92 Ft

Kitchen 6.50 Ft x 10.92 Ft

Listing Presented By:



Originally Listed by:  
CIR REALTY



CIR

REALTY

149 West Lakeview Point , Calgary,  
AB,

Phone: 403-585-5270  
cawarawa@shaw.ca