



# 11 Kingsland Place Calgary Alberta

\$729,900

OPEN HOUSE BETWEEN 1:30 AND 4PM ON SATURDAY. Incredible Opportunity on One of Kingsland's Most Sought-After Streets! This charming 1,124 sq ft character home sits on a massive 60' x 100' lot, just 10 minutes from downtown--offering the feel of an inner-city acreage in a quiet, mature neighbourhood. With great curb appeal, a curved driveway, towering trees, and a peaceful setting, this home is perfect for families or investors alike. Inside, you'll find a bright and open layout with beautiful hardwood floors, a spacious living room, and cozy wood-burning fireplace. The main floor features 3 bedrooms, spacious living room, kitchen, and a laundry while the fully finished basement includes an illegal suite with an additional bedroom, a family room, and its own laundry. Outside, enjoy the oversized single garage--ideal for a workshop--plus RV parking, a fenced backyard, garden shed, BBQ, and glider swing, all included. Situated close to schools, parks, shopping, and the LRT, this home blends convenience, space, and character in one unbeatable location. Don't miss your chance to own in this established community! (id:6769)

Family room 5.18 M x 3.20 M

Bedroom 2.67 M x 2.44 M

3pc Bathroom Measurements not available

Living room 5.18 M x 3.84 M

Dining room 3.56 M x 2.54 M

Kitchen 3.94 M x 3.43 M

Primary Bedroom 3.43 M x 3.43 M

Bedroom 3.43 M x 3.38 M

Bedroom 3.43 M x 2.54 M

4pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:  
Homecare Realty Ltd.



**Real Estate Professionals Inc.**

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