



# 143 Silver Ridge Rise Calgary Alberta

\$599,900

First time listed on MLS. Great opportunity for a first time buyer to enter the Silver Springs market. Home situated on a quiet street in the heart of Silver Springs. The home has over 1,500 sq ft of developed space on first 3 levels. Walking distance to nearby St. Peter's church and 2 elementary schools in the area (WO Mitchell & St. Sylvester). This 4 level split has been well cared for and owned for over 40 years by the same family. Main level has hardwood throughout, a large kitchen with an island that can seat many, and a sizable dining room for family gatherings. Some appliances have been replaced. French doors open to the rear deck. Backyard is mature with large trees, 2 sheds, and other landscaping. The upper level has 3 bedrooms which includes the primary bedroom which has a walk in closet along 2 piece ensuite. There is a 4 piece bathroom that supports the other 2 bedrooms. The lower level has a large rec room with wood burning fireplace, a small bar, and a 2 piece bath (note: room for a shower with some materials in place). Laundry located on 4 level with furnace, water tank, + tons of storage or could easily be developed into livable space. Home is quick access to main boulevard, Crowchild Trail & new ring road. Don't miss this wonderful opportunity to get invested in the NW Calgary real estate market at the entry level for a detached home. (id:6769)

Living room 19.00 Ft x 22.00 Ft  
Storage 8.58 Ft x 9.75 Ft  
2pc Bathroom 5.33 Ft x 6.42 Ft  
Living room 12.67 Ft x 10.83 Ft  
Dining room 10.75 Ft x 10.67 Ft  
Other 11.67 Ft x 10.75 Ft

Primary Bedroom 11.75 Ft x 10.67 Ft  
Bedroom 9.67 Ft x 9.75 Ft  
Bedroom 10.67 Ft x 10.75 Ft  
4pc Bathroom 7.42 Ft x 4.42 Ft  
2pc Bathroom 4.25 Ft x 3.33 Ft

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate (Mountain View)

<http://www.colinongyerth.com/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
cm.mackenzie@shaw.ca