



1619 28 Avenue Calgary Alberta

\$388,000

Open House Sat. March 22 2-4 pm.....Sparkling clean, fully updated, 2-bedroom, 1020 sq. ft. home with a large, surprisingly private fenced yard. A stable well kept pet friendly self managed complex with affordable condo fees of only \$225. Peacefully located in the middle of a treelined street a short stroll to River Park off leash, schools, outdoor pool, playgrounds and all the shops and restaurants of the magnificent Marda Loop district! Substantial upgrades include all new designer bathroom '24, new windows '23, freshly painted '25, updated kitchen & counters - new backsplash '25, spray foamed exterior walls for 4 season comfort '20, H.E. furnace '18, and updated light fixtures. Sunny south exposure with loads of natural light spilling into spacious living and dining areas from big patio door windows. Oversize windows in 2 generous size bedrooms with double closets. Note the extra storage room beside a roomy dedicated laundry room. Exceptional peaceful, private, fully enclosed outdoor space in your dog and kid perfect south facing yard. Relax in the sun on a spacious patio while the kids and pets play on the new artificial grass (no muddy paws!) . New lockable storage shed for bikes and toys, plus a fenced gravel dog run at the side of the unit. Easy access to transit or a quick bike commute downtown. Off street parking with plug-in just steps from your door. Truly an exceptional home in an outstanding location! Just move in, relax, and enjoy your new carefree lifestyle in sought after Marda Loop. Click on 3D for interactive floorplan. (id:6769)

Living room 19.25 Ft x 13.67 Ft

Kitchen 9.58 Ft x 7.00 Ft

Primary Bedroom 13.58 Ft x 12.75 Ft

Bedroom 11.33 Ft x 9.50 Ft

Foyer 4.00 Ft x 3.67 Ft

Laundry room 8.33 Ft x 7.00 Ft

Storage 15.58 Ft x 5.33 Ft

4pc Bathroom 7.58 Ft x 4.92 Ft

Listing Presented By:



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RE/MAX House of Real Estate

<http://stevhowes.remax.ca>



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