



## 2015 46 Avenue Calgary Alberta

\$775,000

FULLY RENOVATED TWO UNITS semi detached home in the beautiful community of ALTADORE!  
 EVERYTHING has been changed in this home ! Upstairs you will find two good sized bedrooms with a 4pc bathroom, fully renovated kitchen with quartz counters and back splash, stainless steel appliances, large living room / dining room area and its own stacked washer dryer. In the basement you have two good sized bedrooms with big windows, 4 piece bathroom, large living room, FULL SIZE kitchen and laundry. SOUTH large facing back yard, mature trees, large gravel parking pad (25x23). The home has soundproofing insulation in between the two floors, separate entrances for each unit, separate amenity space for each unit. Location is 10 out of 10 - step to the bus stop, SANDY BEACH, dog park, Glenmore Athletic Park, Glenmore Aquatic Centre, all schools close by, trendy coffee shops and restaurants, 7 minutes to downtown and all amenities close by! This home is a MUST SEE ! (id:6769)

Kitchen 11.67 Ft x 10.00 Ft  
 Living room 12.92 Ft x 11.67 Ft  
 Laundry room 7.33 Ft x 6.75 Ft  
 Primary Bedroom 12.33 Ft x 10.67 Ft  
 Bedroom 10.33 Ft x 7.33 Ft  
 4pc Bathroom Measurements not available  
 Kitchen 11.08 Ft x 9.92 Ft

Dining room 11.00 Ft x 8.92 Ft  
 Living room 14.75 Ft x 12.75 Ft  
 Laundry room 3.00 Ft x 2.33 Ft  
 Primary Bedroom 13.25 Ft x 9.42 Ft  
 Bedroom 10.83 Ft x 9.42 Ft  
 4pc Bathroom Measurements not available

Listing Presented By:



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