



21 Falchurch Road Calgary Alberta

\$399,800

Affordable living with no condo fees! Welcome to 21 Falchurch Rd NE, an attached 2-storey home on a quiet street in family-friendly Falconridge. Walking distance to schools, parks, transit, and just minutes to shops and amenities. Upstairs offers 2 bedrooms and a full bath, while the finished lower level adds incredible flexibility - create a spacious primary suite, family room, or even 2 more bedrooms. A 2-pc bath with space for a shower expands the possibilities. The main floor is bright and inviting, featuring a cozy fireplace with gas lighter and a modern kitchen with high-end gas stove, dishwasher, and heavy-duty range hood - perfect for the home chef. Thoughtful upgrades include built-ins, closet organizers, and kitchen pull-outs. Enjoy a fully fenced yard with a huge deck, BBQ/bar area, and storage shed - ideal for entertaining. The oversized single garage (18x20 - fits like a double) provides extra space for vehicles, bikes, or a workshop. All big ticket items like furnace, Ht water tank, windows, roof are newer and this property is move -in ready. Now offered at \$399,800 - excellent value compared to townhouses with condo fees. Quick possession available! (id:6769)

Storage 6.17 Ft x 7.83 Ft

Laundry room 7.83 Ft x 11.33 Ft

Other 3.83 Ft x 4.75 Ft

Other 11.33 Ft x 18.17 Ft

2pc Bathroom 4.67 Ft x 7.25 Ft

Great room 12.00 Ft x 19.25 Ft

Kitchen 12.17 Ft x 8.50 Ft

Dining room 10.00 Ft x 10.83 Ft

4pc Bathroom 4.92 Ft x 7.92 Ft

Bedroom 8.75 Ft x 15.50 Ft

Primary Bedroom 10.17 Ft x 13.17 Ft

Listing Presented By:



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