



211 Dover Ridge Close Calgary Alberta

\$550,000

ATTENTION INVESTORS! This property sits on a generous 0.16-acre lot and is zoned R-CG, offering incredible potential for multi-unit development. For the handyman, it also presents a fantastic opportunity for renovations to create a forever home. With 4 bedrooms and a double detached garage, the possibilities are endless. The main level features a spacious living room with a fireplace, a kitchen, a formal dining area, a convenient 2-piece bath, and a laundry room. Upstairs, you'll find 4 bedrooms, including the primary suite with a 2-piece ensuite and access to a second-level deck, plus a 4-piece main bath. The partially finished basement offers a games/recreation room, a flexible space for a home office or TV room, and a toilet and sink in the furnace area. What truly sets this home apart is the expansive outdoor space. The property is fully fenced on all four sides, featuring a large SW-facing front yard, an oversized double detached garage with a private driveway on the east side, a rear deck and garden area, and plenty of room for kids, pets, or additional RV/multi-vehicle parking in the NE corner. Don't miss this incredible opportunity--book your showing today! (id:6769)

2pc Bathroom 3.83 Ft x 5.75 Ft

4pc Bathroom 6.83 Ft x 8.58 Ft

Bedroom 10.17 Ft x 9.83 Ft

Bedroom 10.08 Ft x 11.25 Ft

Bedroom 12.58 Ft x 13.58 Ft

Primary Bedroom 12.58 Ft x 15.08 Ft

Bonus Room 12.58 Ft x 14.92 Ft

Recreational, Games room 23.92 Ft x 18.33 Ft

2pc Bathroom 7.67 Ft x 5.33 Ft

Dining room 13.67 Ft x 9.00 Ft

Foyer 13.33 Ft x 10.25 Ft

Kitchen 11.42 Ft x 15.17 Ft

Laundry room 7.67 Ft x 8.42 Ft

Living room 16.92 Ft x 13.67 Ft

Listing Presented By:



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<http://pursuitrealtygroup.ca/>



Real Estate Professionals Inc.

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

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