

## 2134 17 Avenue Calgary Alberta

\$649,900

Discover the charm of this fully renovated bungalow in the desirable Scarboro community, just minutes from downtown. Perfect for young professionals seeking a detached home close to the inner city core. This move-in ready gem features a new roof, brand new stainless steel appliances, new vinyl plank flooring, carpet, quartz countertops etc. An open main floor plan that invites seamless living and entertaining. The kitchen boasts a breakfast bar for stool seating, making casual dining a delight. With two spacious bedrooms on the main floor and two additional bedrooms in the basement, this home provides ample space for guests or a growing family. The basement also includes a rec room and a luxurious 5-piece bathroom, offering a perfect retreat for relaxation. Enjoy the outdoors on the new front porch or the new 17 x 15 back deck, that offers a fabulous view of downtown Calgary. A double front concrete pad provides parking. Walk to restaurants, shops, bars etc in this vibrant community. Don't miss the opportunity to make this stunning property your new home. (id:6769)

5pc Bathroom 8.25 Ft  $\times$  13.17 Ft

Bedroom 8.58 Ft  $\times$  11.42 Ft

Bedroom 8.42 Ft  $\times$  12.58 Ft

Recreational, Games room 15.17 Ft  $\times$  33.08 Ft

Furnace 4.50 Ft  $\times$  8.67 Ft

4pc Bathroom 6.17 Ft  $\times$  8.08 Ft Bedroom 9.42 Ft  $\times$  12.17 Ft Kitchen 11.75 Ft  $\times$  14.17 Ft Living room 13.67 Ft  $\times$  25.08 Ft Primary Bedroom 10.75 Ft  $\times$  12.83 Ft

Listing Presented By:



Originally Listed by: eXp Realty



## Real Estate Professionals Inc.

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

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