



## 3827 Fonda Way Calgary Alberta

\$419,900

Open House cancelled. Welcome to this extensively renovated half-duplex, perfectly located in a highly convenient neighborhood! Recently upgraded throughout, this move-in-ready home features brand-new vinyl flooring, fresh paint, and a modernized kitchen with sleek countertops and cabinets. Other updates include a new roof in 2020. The main floor boasts an open-concept layout, seamlessly connecting the living, dining, and kitchen areas—perfect for both everyday living and entertaining. A convenient half bath completes this level. Upstairs, you'll find three spacious bedrooms and a full bathroom, offering comfort and privacy. The fully finished basement provides additional living space, including a large recreational room and a home office. Step outside to enjoy the west-facing backyard with a large, covered deck—a perfect setting for evening gatherings and summer BBQs. Located within walking distance to Marlborough Mall, the Marlborough C-Train station, and Fonda Park, this home is also close to schools and just a short drive to downtown. Don't miss this incredible opportunity! (id:6769)

Primary Bedroom 17.33 Ft x 9.92 Ft

4pc Bathroom 5.50 Ft x 7.08 Ft

Bedroom 8.08 Ft x 11.58 Ft

Bedroom 8.17 Ft x 8.92 Ft

Family room 18.67 Ft x 16.17 Ft

Office 9.58 Ft x 10.75 Ft

Other 6.92 Ft x 5.42 Ft

Living room 11.92 Ft x 19.33 Ft

Kitchen 11.75 Ft x 10.50 Ft

Other 5.17 Ft x 6.00 Ft

2pc Bathroom 4.17 Ft x 5.08 Ft

Listing Presented By:



Originally Listed by:  
TrustPro Realty



**Real Estate Professionals Inc.**

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

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