



## 58 Bermuda Court Calgary Alberta

\$569,900

Welcome to Beddington Heights! This half duplex, situated on a quiet cul-de-sac, is the perfect starter home for entering the market and building equity or an excellent investment property. The main floor features two generously sized bedrooms, a 4-piece bathroom, and its own stackable laundry. The basement offers an open-concept living area and kitchen, complete with a large eat-in island and quartz countertops. The basement bedroom is spacious and includes a double closet. A second 4-piece bathroom and stackable washer and dryer complete this level. Outside, you'll find a southwest-facing backyard and a double parking pad, eliminating the need to park on the street. Recent updates include a new front window, LVP flooring on the upper level, fresh paint throughout the main floor, blown-in attic insulation, a new hot water tank and a high-efficiency furnace - all completed in 2023. A new stainless steel stove upstairs and the basement has been freshly painted and professionally cleaned (2025), making it move-in ready. This home is ideally located near bus stops, schools, the airport, and within walking distance to Beddington Plaza. Contact your favourite realtor today to schedule a viewing! (id:6769)

Bedroom 13.92 M x 15.33 M

Kitchen 10.25 M x 12.25 M

4pc Bathroom 8.00 M x 5.50 M

Living room/Dining room 14.67 M x 12.25 M

Laundry room 6.33 M x 5.75 M

Living room 10.92 M x 19.25 M

Dining room 11.58 M x 11.25 M

Kitchen 8.33 M x 7.67 M

4pc Bathroom 7.50 M x 5.00 M

Bedroom 14.50 M x 8.92 M

Primary Bedroom 14.50 M x 10.00 M

Listing Presented By:



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