



7428 26A Street Calgary Alberta

\$499,900

This tastefully renovated 4-bedroom, 2-bathroom bungalow sits on an oversized R-C2 lot in Ogden, offering both homeowners and investors an exceptional opportunity. What truly sets this property apart is its unbeatable location, just steps away from the future Green Line LRT Station. Step inside to discover an inviting open concept layout, freshly painted walls, new carpet, and hand-scraped laminate flooring. The kitchen steals the spotlight with its modern updates, boasting stainless steel appliances, quartz countertops, a built-in wine rack, mosaic backsplash, pantry wall, and island seating. Upstairs, you'll find 2 bedrooms and a fully renovated bathroom with stylish tile flooring and a subway tile backsplash. The separate back entrance provides direct access to the basement, where you'll find 2 more bedrooms, a spacious rec room, and another updated bathroom with a tiled shower featuring a rain shower head and glass doors. Plus, the basement is wired for surround sound. Installing a secondary suite is possible, and would be subject to approval and permitting by the city/municipality. Outside, the large fenced yard offers plenty of space to relax and play, while the generous parking pad ensures convenient off-street parking. Recent updates include a new furnace in 2019 and laundry facilities in 2018. With amenities like convenience stores and restaurants nearby and downtown just a 15-minute drive away, this home offers both comfort and convenience. Don't miss your chance to see it—schedule your showing today! (id:6769)

3pc Bathroom 5.25 Ft x 7.33 Ft

Bedroom 10.75 Ft x 10.75 Ft

Laundry room 9.25 Ft x 13.42 Ft

Bedroom 10.67 Ft x 14.08 Ft

Recreational, Games room 13.92 Ft x 17.33 Ft

Bedroom 11.58 Ft x 10.83 Ft

Living room 13.42 Ft x 16.33 Ft

4pc Bathroom 8.08 Ft x 5.00 Ft

Kitchen 13.42 Ft x 16.00 Ft

Primary Bedroom 11.58 Ft x 11.50 Ft

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