815 Erin Woods Drive Calgary Alberta

$510,000

Welcome to 815 Erin Woods Drive SE, an UPDATED AND BRIGHT, FULLY-FINISHED HOME that offers both value and lifestyle, situated directly ACROSS FROM THE PARK. This park-side setting is perfect for morning walks, kids' playtime, or quiet evenings surrounded by green space.Inside, the main level features durable VINYL PLANK FLOORING and a welcoming LIVING ROOM WITH AN ELECTRIC FIREPLACE, creating a cozy spot to relax at the end of the day. The KITCHEN WITH STAINLESS STEEL APPLIANCES connects easily to the dining area, making family meals and hosting friends simple and enjoyable.Upstairs, three bedrooms, including a spacious Primary Bedroom with a walk-in closet and a refreshed bathroom, provide space to grow. The FULLY FINISHED BASEMENT includes a REC ROOM AND STORAGE ROOM, along with a 2-PC BATHROOM THAT CAN BE CONVERTED TO A FULL 3-PC BATHROOM, offering flexibility as your needs change. A NEW HIGH-EFFICIENCY FURNACE (2025) ensures comfort and efficiency for years to come.Step outside to a LARGE BACKYARD PATIO WITH NEW PERGOLA, perfect for summer evenings, and enjoy the convenience of an INSULATED AND DRYWALLED LARGE DOUBLE DETACHED GARAGE, plus a PAVED/ASPHALTED BACK LANE.This is an affordable detached home where modern updates meet everyday practicality, ready for your next chapter. Ask your favourite Realtor(R) for a showing today! (id:6769)

2pc Bathroom 4.83 Ft x 3.92 Ft	Living room 13.42 Ft x 9.92 Ft
Recreational, Games room 17.42 Ft x 16.75 Ft	4pc Bathroom 8.00 Ft x 4.92 Ft
Furnace 17.42 Ft x 9.42 Ft	Bedroom 8.08 Ft x 11.83 Ft
2pc Bathroom 5.42 Ft x 5.00 Ft	Bedroom 10.00 Ft x 8.33 Ft
Dining room 10.75 Ft x 6.50 Ft	Primary Bedroom 13.42 Ft x 11.58 Ft
Eat in kitchen 12.67 Ft x 12.33 Ft	

Listing Presented By:

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