



15 Riverbirch Place SE Calgary AB

\$375,000

Updated and well maintained home located on a quite cul-de-sac. Ceramic tile entry and large bay window with custom wood panel & hardwood floors in living room. Renovated kitchen with maple cabinets, stone counter top and stainless steel appliances. Eating nook off kitchen with more built in storage. Renovated main floor four piece bathroom with tiled shower. Two upstairs bedrooms with laminate floors. Many windows are newer. Basement full developed with large third bedroom that has a 6' x 6' walk in closet. Huge open Family/Games room, three piece bath and full laundry room. Bi level with lot's of natural light. Double detached garage with paved alley. Yard space to play or entertain and sided covered patio. Great Riverbend location close to shopping, transit and three doors from park/playground. Tenant occupied and vacant November 15, 2020.

Foyer 4.58 Ft x 4.00 Ft

Living room 14.25 Ft x 14.33 Ft

Kitchen 9.00 Ft x 8.00 Ft

Other 8.33 Ft x 7.50 Ft

Primary Bedroom 10.08 Ft x 10.50 Ft

Bedroom 9.50 Ft x 8.33 Ft

4pc Bathroom Measurements not available

Bedroom 12.58 Ft x 10.00 Ft

Laundry room 6.58 Ft x 9.00 Ft

Other 11.00 Ft x 8.67 Ft

Family room 13.58 Ft x 17.08 Ft

3pc Bathroom Measurements not available



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