

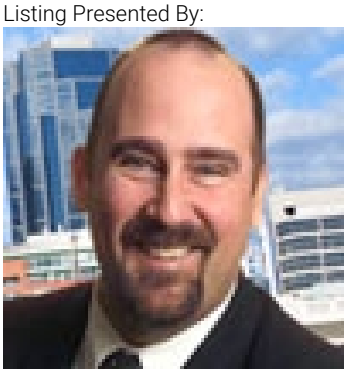
104 Falmere Way Calgary Alberta

$349,900

GREAT OPPORTUNITY TO BUILD SOME SWEAT EQUITY! This is a true FIXER-UPPER and an EXCELLENT OPPORTUNITY for FIRST-TIME BUYERS, INVESTORS, OR CONTRACTORS looking to BUILD SUBSTANTIAL SWEAT EQUITY. With strong upside potential, this 3-bedroom plus one bedroom, 2-storey detached home in Falconridge is ideal for buyers willing to undertake renovations and improvements.The main floor features a bright and spacious living room with a brick wood-burning fireplace, a 2-piece bathroom, and a functional kitchen and dining area with sliding glass doors opening to the large backyard.Upstairs you will find a good-sized primary bedroom, two additional bedrooms, and a 4-piece bathroom.The lower level has a separate entrance and a makeshift illegal suite. Outside, you'll find a Single Detached Garage, a large backyard with plenty of room for kids to play, and additional space for parking. Ideally situated close to schools, the nearby Co-op plaza, and public transit. (id:6769)

Laundry room 8.83 Ft x 7.50 Ft
Other 8.83 Ft x 7.50 Ft
Bedroom 15.33 Ft x 8.75 Ft
3pc Bathroom 7.58 Ft x 5.25 Ft
Kitchen 8.25 Ft x 7.83 Ft
Foyer 6.00 Ft x 4.00 Ft
Other 10.33 Ft x 8.50 Ft
Living room 16.67 Ft x 15.00 Ft
Primary Bedroom 16.67 Ft x 10.00 Ft
Bedroom 10.67 Ft x 8.42 Ft
Bedroom 10.58 Ft x 7.83 Ft
4pc Bathroom 7.58 Ft x 4.92 Ft

Listing Presented By:



Originally Listed by:
RE/MAX House of Real Estate

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