

140 Templemont Circle Calgary Alberta

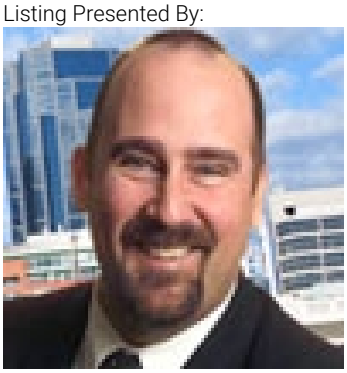
$799,900

Rare opportunity: Fully Renovated Front Attached Garage Home with 2 Basement Suites, 8 bedrooms, 5 bathrooms, 3 kitchens, and DC zoning!This home was fully renovated in 2023 and offers exceptional space and versatility. The bright main level features 4 bedrooms and 3 full bathrooms, with new flooring, fresh paint, new windows, and new light fixtures throughout. A new garage pad completes the upgrades.A great mortgage helper: the home includes two basement suites with 2 bedrooms each, one of which is a legal suite. Combined with the main level, that makes 8 bedrooms, 5 bathrooms, 3 kitchens, and 3 laundries. The second basement suite is illegal.Investors, take note: the property has been rezoned from R-C1 to DC (Direct Control), offering potential for multi-family use. Enjoy ample parking, including generous space across the street, since there are no homes directly in front. You're within walking distance of bus stops, parks, schools, and shopping centres, which makes daily life convenient. (id:6769)

Kitchen 12.50 Ft x 11.58 Ft
Bedroom 9.17 Ft x 9.08 Ft
Bedroom 8.58 Ft x 8.42 Ft
4pc Bathroom 5.08 Ft x 4.75 Ft

Primary Bedroom 13.08 Ft x 12.17 Ft
Bedroom 9.08 Ft x 9.00 Ft
4pc Bathroom 5.00 Ft x 5.00 Ft
3pc Bathroom 4.67 Ft x 4.58 Ft

Listing Presented By:



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