



# 21 Rundlelawn Court Calgary Alberta

\$499,000

Welcome to 21 Rundlelawn Court, a stunning 5-bedroom semi-detached bungalow situated on quiet cul-de-sac and expansive pie-shaped lot, perfect for families who enjoy outdoor space. This home offers 3 generously sized bedrooms on main floor, along with a spacious living room designed for comfort and convenience. The main floor also features a full bathroom and a bright kitchen with white cabinetry, offering ample storage and a modern, clean aesthetic. The fully finished basement (illegal suite) with a separate side entrance provides excellent potential for rental income. It includes 2 bedrooms, one with a 3-piece ensuite, and a kitchen which is ideal for tenants or extended family. The home has been freshly painted, features a new roof installed just 4 years ago, and includes security cameras. With numerous upgrades over the years to ensure a modern and functional layout, it has been meticulously maintained by the owner. This property is move-in ready, offering both style and practicality. Located in a prime location, this property is minutes away from schools, playgrounds, and numerous other amenities such as Hospital, shopping centres and Village Square Leisure Centre. Commuters will also appreciate the easy access to the Rundle LRT station, just a short bus ride or a 15-minute walk away. Don't miss out on this opportunity! Schedule a showing with your favourite realtor today. (id:6769)

Bedroom 12.08 Ft x 6.58 Ft  
3pc Bathroom 2.67 Ft x 7.50 Ft  
Bedroom 8.58 Ft x 11.25 Ft  
Family room 14.75 Ft x 9.42 Ft  
Kitchen 11.25 Ft x 12.33 Ft  
Furnace 19.58 Ft x 6.75 Ft  
Primary Bedroom 11.42 Ft x 9.33 Ft

Bedroom 7.42 Ft x 12.33 Ft  
Bedroom 8.08 Ft x 9.25 Ft  
4pc Bathroom 7.42 Ft x 5.00 Ft  
Living room 13.17 Ft x 14.17 Ft  
Dining room 7.25 Ft x 10.17 Ft  
Kitchen 8.42 Ft x 9.00 Ft  
Other 6.00 Ft x 3.75 Ft

Listing Presented By:



Originally Listed by:  
URBAN-REALTY.ca

**RE/MAX Realty Professionals**

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141  
darylcarlson@shaw.ca