

2519 38 Street Calgary Alberta

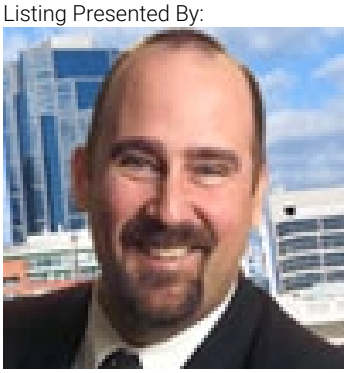
$254,500

Welcome to Rundlemere Court, an ideally located townhouse complex in the established community of Rundle, offering an excellent opportunity for first-time home buyers, downsizers, and savvy investors alike. This well-maintained 2-bedroom, 1-bathroom townhome offers a functional and inviting floor plan with several updates, including fresh paint, new carpeting, and an updated kitchen. The spacious living room is highlighted by a cozy wood-burning fireplace, creating the perfect setting to relax and unwind during Calgary's cooler months. The kitchen offers ample cabinetry and a practical layout, with convenient access to the dining and living areas, making everyday living and entertaining a breeze. Two generously sized bedrooms and a full 4-piece bathroom provide comfortable living accommodations. Step outside onto your private balcony, the perfect spot to enjoy your morning coffee, soak up the summer sunshine, or fire up the BBQ. The home also includes one parking stall, along with plenty of visitor parking for friends and family. One of the biggest selling features of this property is its exceptional location! Situated just steps from the Rundle LRT station, commuting throughout Calgary couldn't be more convenient. Sunridge Mall, Peter Lougheed Centre, grocery stores, restaurants, schools, parks, and numerous other everyday amenities are all within easy reach. With convenient access to major roadways, this location offers the perfect balance of accessibility and everyday convenience. Whether you're looking to purchase your first home, simplify your lifestyle, or add a well-located property to your investment portfolio, this townhome offers an attractive combination of comfort, value, and location. Don't miss this fantastic opportunity to own in one of Calgary's most conveniently located communities! (id:6769)

Dining room 6.75 Ft x 11.50 Ft
Kitchen 8.67 Ft x 8.08 Ft
Laundry room 7.33 Ft x 3.92 Ft
Living room 16.33 Ft x 11.75 Ft
Furnace 7.33 Ft x 3.75 Ft
4pc Bathroom 8.83 Ft x 7.00 Ft

Bedroom 10.92 Ft x 11.67 Ft
Bedroom 9.42 Ft x 9.25 Ft
Other 1.83 Ft x 9.25 Ft
Hall 11.67 Ft x 2.92 Ft
Other 7.17 Ft x 7.42 Ft
Foyer 6.33 Ft x 8.67 Ft

Listing Presented By:



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Power Properties

RE/MAX Realty Professionals

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

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