



3719 14A Street Calgary Alberta

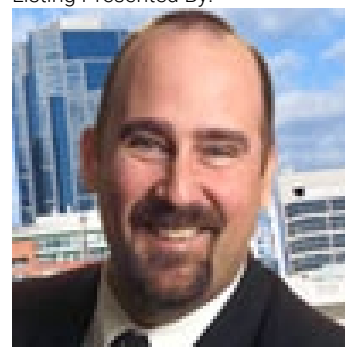
\$899,900

Located on a tree lined street, steps to river park, and the heart of Marda Loop. Featuring over 1800 square feet of space on three levels, and an additional 575 square feet legal basement suite with separate entrance. (Units can be connected to basement directly if desired) High quality modern finishes throughout this spacious townhouse. Hardwood, quartz, stainless steel appliances, ceramic tiles. Three bedrooms and 3 and a half baths. An excellent main level with living, dining and large kitchen with Island. The second floor boasts two large bedrooms both with large closets and ensuites. The third floor showcases an amazing Primary suite complete with a huge walk in closet, large ensuite with walk in 2 or 3 person shower. Dual sinks, and a full east facing private balcony. The basement suite features a large living area, high ceilings, separate bedroom with large closet and laundry area. Single detached garages for all units. Excellent value as a mortgage helper, home office or just a family suite. Condo plan not yet registered. Can be purchased as a 4 plus 4 unit complex also as an option for investors. A unique complex in a fantastic location. (id:6769)

Bedroom 9.83 Ft x 12.00 Ft
 4pc Bathroom 14.92 Ft x 9.75 Ft
 Laundry room 3.17 Ft x 6.08 Ft
 Bedroom 11.67 Ft x 14.08 Ft
 3pc Bathroom 6.58 Ft x 6.92 Ft
 Other 5.67 Ft x 5.42 Ft
 Primary Bedroom 14.08 Ft x 13.08 Ft
 4pc Bathroom 13.42 Ft x 8.75 Ft
 Other 4.92 Ft x 9.83 Ft
 Other 14.25 Ft x 4.00 Ft

Other 6.58 Ft x 5.50 Ft
 Living room 13.33 Ft x 10.50 Ft
 Dining room 13.50 Ft x 13.33 Ft
 Kitchen 8.67 Ft x 13.42 Ft
 2pc Bathroom Measurements not available
 Bedroom 10.08 Ft x 13.08 Ft
 Other 4.83 Ft x 4.75 Ft
 Laundry room 3.17 Ft x 5.58 Ft
 Eat in kitchen 7.50 Ft x 12.00 Ft

Listing Presented By:



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

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