

\$399,900 - 19 Woodfern Road Sw, Calgary

MLS® #A2120086

\$399,900

3 Bedroom, 2.00 Bathroom, 1,018 sqft

Residential on 0.00 Acres

Woodbine, Calgary, Alberta

OPEN HOUSE SATURDAY, APRIL 13, 12-2PM Welcome to your dream home in the heart of Woodbine! This amazing fully renovated townhome offers the perfect blend of modern luxury and convenience. With three bedrooms, 1.5 bathrooms, and a fully finished basement, this residence boasts ample space for comfortable living. Step inside to the main level featuring a spacious living area, perfect for relaxation and entertaining guests, along with a dining area with modern lighting. The gourmet kitchen is a chef's delight, showcasing Quartz countertops, extended cabinets, soft-close drawers, under cabinet lighting, a tile backsplash, and stainless steel smudge-proof appliances. Upstairs, the primary bedroom awaits, complete with dual walk-in closets and a modern feature wall. Down the hall you'll find two additional bedrooms, both with large closets and modern upgrades, providing versatility. This home uniquely offers a fully finished basement with even more living space, ideal for a recreation room, home gym, or media room. The oversized storage/laundry room with epoxy floors ensures practicality and convenience for all your storage needs. This home was thoughtfully renovated in 2017, with updates including a new hot water tank, high-efficiency furnace, electrical system, and all-new finishings, paint, bathrooms, carpet, and kitchen. Additionally, an air conditioner was installed in 2023 for added comfort. Outside, the fully-fenced, private backyard faces west,



providing a serene setting for outdoor enjoyment and relaxation, and access to an outdoor parking stall with power hook-up. Located in Woodbine, this townhome offers a prime location with easy access to amenities, parks, schools, and transportation. The front door opens directly onto the quiet street, making it easy to find and eliminating the need to navigate through a complex. Don't miss out on the opportunity to make this exquisite townhome your own. Schedule your private showing today and experience luxury living at its finest!

Built in 1981

Essential Information

MLS® #	A2120086
Price	\$399,900
Sold Price	\$450,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,018
Acres	0.00
Year Built	1981
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	19 Woodfern Road Sw
Subdivision	Woodbine
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 4Y4

Amenities

Amenities	Other
Parking Spaces	1
Parking	Off Street, Stall

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, No Smoking Home, Quartz Counters, See Remarks, Storage
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Garden, Private Yard
Lot Description	Back Yard, See Remarks
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 11th, 2024
Date Sold	April 15th, 2024
Days on Market	4
Zoning	M-C1 d75
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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