

\$499,900 - 3316 12 Avenue Se, Calgary

MLS® #A2123679

\$499,900

4 Bedroom, 2.00 Bathroom, 975 sqft

Residential on 0.12 Acres

Albert Park/Radisson Heights, Calgary, Alberta

Welcome to a golden opportunity for both homeowners and investors alike! This meticulously maintained home is a true gem, perfectly positioned near schools, shopping centers, restaurants, and the Deerfoot Highway, ensuring both convenience and accessibility. Showcasing a brand new asphalt roof completed in 2022 for both the main home and garage. Boasting an oversized heated garage and a convenient side entrance, providing ease and comfort for everyday living.

Nestled on a generous lot size, this home offers endless possibilities for expansion, outdoor activities, or even future development projects. Also features a chain link fence with a privacy screen done in 2019, including a new double-swing 16-foot gate, with enough space to park an RV or use as extra vehicle parking. Extra privacy screen included with the home.

Step inside to discover an upgraded kitchen, thoughtfully designed to cater to modern tastes and culinary aspirations. Whether you're whipping up a gourmet meal or simply enjoying your morning coffee, this space is sure to inspire.

Don't miss out on this exceptional opportunity to secure a property with both immediate benefits and long-term potential. Schedule a viewing today and unlock the possibilities that await within this remarkable home!



Built in 1965

Essential Information

MLS® #	A2123679
Price	\$499,900
Sold Price	\$525,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	975
Acres	0.12
Year Built	1965
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	3316 12 Avenue Se
Subdivision	Albert Park/Radisson Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 0H2

Amenities

Parking Spaces	6
Parking	Double Garage Detached, Heated Garage, Off Street, Oversized, RV Access/Parking

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Jetted Tub
Appliances	Dishwasher, Dryer, Electric Range, Freezer, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Partially Finished

Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Yard, Front Yard, Low Maintenance Landscape
Roof	Asphalt, Asphalt Shingle
Construction	Aluminum Siding, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 18th, 2024
Date Sold	April 19th, 2024
Days on Market	1
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	The Real Estate District
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