

\$669,900 - 12 Cedardale Crescent Sw, Calgary

MLS® #A2128508

\$669,900

4 Bedroom, 3.00 Bathroom, 1,184 sqft

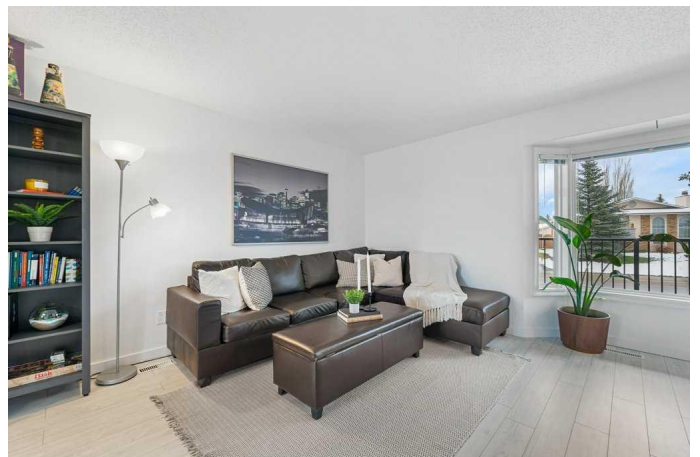
Residential on 0.10 Acres

Cedarbrae, Calgary, Alberta

LIVE UP RENT DOWN! Featuring a 2 storey home with illegal basement suite. Offering over 1727 square feet of living space, this 4 bedroom, 2.5 bathroom home welcomes you with a functional floorplan, plenty of natural light, and recent renovations including the updated basement, high efficiency furnace, all new windows, roof & a tankless hot water system. The main level offers a spacious living room with large bay window and neutral tone flooring & paint throughout. The kitchen overlooks the dining area which has direct access to the backyard as well as a 2pc bathroom. Moving to the upper level which offers 3 bedrooms & a full 4 pc bathroom. The illegal basement suite has a side entrance and has been finished with 1 bedroom & 1 bathroom and a kitchen that is fully equipped with stove, dishwasher, refrigerator and separate laundry. A spacious deck & fenced backyard offers an inviting space for summer gatherings. You'll also find an oversized, heated, detached double garage accessible through a back alley. Enjoy coffee on the newly built front porch and take in the sunshine on the SW facing backyard. This is an amazing home with passive income potential! Schedule your viewing today before it's too late!

Built in 1983

Essential Information



MLS® #	A2128508
Price	\$669,900
Sold Price	\$655,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,184
Acres	0.10
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	12 Cedardale Crescent Sw
Subdivision	Cedarbrae
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 3Z5

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Oversized

Interior

Interior Features	Built-in Features, Ceiling Fan(s), Closet Organizers, Laminate Counters, See Remarks, Storage
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Suite

Exterior

Exterior Features	Lighting, Other, Private Entrance, Private Yard, Storage
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Lot Description	Back Lane, Back Yard, Low Maintenance Landscape, Interior Lot, Irregular Lot
Roof	Asphalt Shingle
Construction	Other, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 2nd, 2024
Date Sold	May 31st, 2024
Days on Market	29
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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