

\$629,900 - A & B, 203 28 Avenue Nw, Calgary

MLS® #A2136735

\$629,900

5 Bedroom, 2.00 Bathroom, 1,170 sqft

Residential on 0.07 Acres

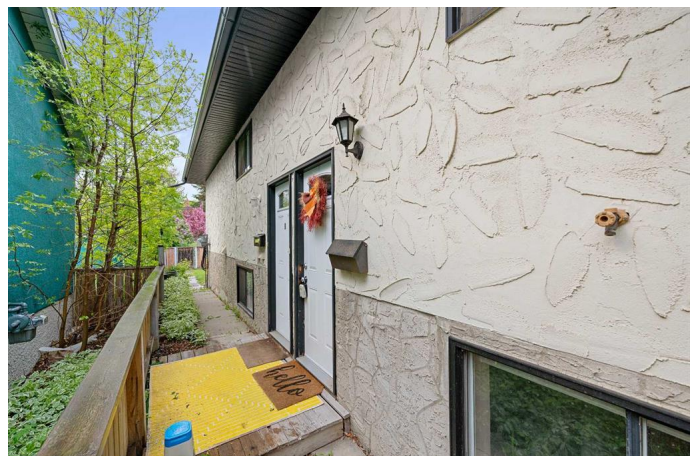
Tuxedo Park, Calgary, Alberta

Nestled onto a quiet, mature tree-lined street in the sought-after inner-city neighborhood of Tuxedo Park; located within walking/biking distance of Centre St, 4th Street, 16th Avenue and downtown Calgary. Legally suited (i.e. permits, separate entrances, separate furnaces, separate hot water tanks, separate electricity/gas meters, legal windows); offering up tons of potential for both astute investors (i.e. currently fully-tenanted) and home owners alike (i.e. plenty of room for extended Family or live-up/rent-down for help with the mortgage). Main level features a functional kitchen, large dining area, spacious living room to 4' X 21' front elevated deck, 3 large bedrooms, full 4-piece bathroom and laundry/storage room. Legally suited lower level boasts 2 large bedrooms, full 4-piece bathroom, functional kitchen, large dining area and spacious living room; many recent improvements throughout. Walk-up basement to landscaped/fenced yard with 2 large paved parking stalls at rear off of alley.

Built in 1977

Essential Information

MLS® #	A2136735
Price	\$629,900
Sold Price	\$665,000
Bedrooms	5
Bathrooms	2.00



Full Baths	2
Square Footage	1,170
Acres	0.07
Year Built	1977
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Up/Down
Status	Sold

Community Information

Address	A & B, 203 28 Avenue Nw
Subdivision	Tuxedo Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2M 2K5

Amenities

Parking Spaces	2
Parking	Alley Access, Asphalt, Off Street, Parking Pad, Stall

Interior

Interior Features	Separate Entrance
Appliances	Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Suite, Walk-Up To Grade

Exterior

Exterior Features	Balcony
Lot Description	Back Lane, Back Yard, Front Yard, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	May 31st, 2024
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Date Sold	June 1st, 2024
Days on Market	1
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office RE/MAX House of Real Estate

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