

\$449,900 - 37 Falchurch Road Ne, Calgary

MLS® #A2145860

\$449,900

3 Bedroom, 2.00 Bathroom, 1,202 sqft

Residential on 0.05 Acres

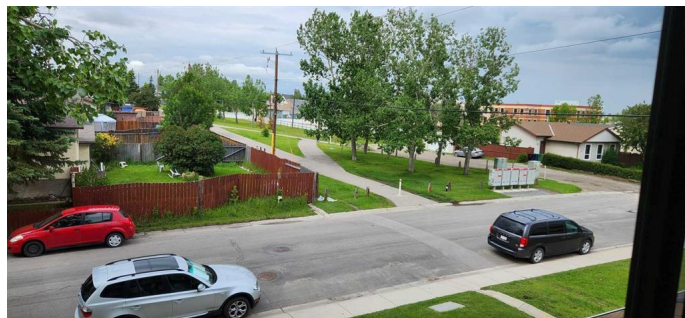
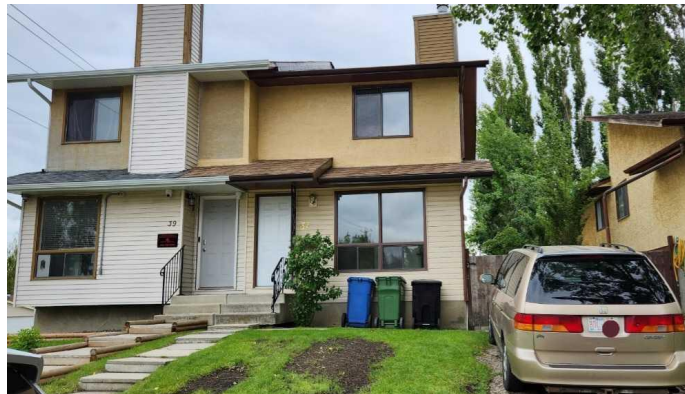
Falconridge, Calgary, Alberta

Welcome to this charming family home, located on a most convenient NE location. This two-story semi-attached home is surrounded by Elementary, Junior High and High schools - all within walking distance. As you step inside, you'll be greeted by a generous entryway, bright living room with huge window looking out to a green space and hidden playground. Brand new high end luxury Vinyl flooring through-out the main level and both bathrooms. Brand new kitchen cabinets and countertop, New paint. You will appreciate a huge deck with composite decking. The roof is only three years old, and there's great front drive parking pad. South facing back yard, great for a vegetable garden. Fenced backyard ensuring privacy and security

Built in 1981

Essential Information

MLS® #	A2145860
Price	\$449,900
Sold Price	\$442,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,202
Acres	0.05



Year Built	1981
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	37 Falchurch Road Ne
Subdivision	Falconridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 1G6

Amenities

Parking Spaces	1
Parking	Driveway, Front Drive, Parking Pad

Interior

Interior Features	No Animal Home
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Tile, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Aluminum Siding, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	July 5th, 2024
Date Sold	September 6th, 2024

Days on Market	63
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office Diamond Realty & Associates LTD.

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