

\$375,000 - 51, 740 Bracewood Drive Sw, Calgary

MLS® #A2146660

\$375,000

2 Bedroom, 2.00 Bathroom, 1,018 sqft

Residential on 0.00 Acres

Braeside, Calgary, Alberta

Open House CANCELLED Excellent chance to get out of the rental market and into your first home! Start paying down your own mortgage and build equity in this great Braeside townhome with low condo fees \$354.01/month. This property is for investors too! No problem renting out a home like this close to Schools, shopping, transit and daycares. Costco is only 5 minutes away! This end unit has a sunny south exposure with a beautiful fully fenced yard. Great sized deck for enjoying summer days and nights. Warm up inside this winter at the cozy fireplace. The updated kitchen is the perfect size for preparing family meals. The main floor is large enough for your kitchen table and has a 2-piece bathroom. Upstairs, enjoy the full 4-piece bathroom along with 2 giant bedrooms with lots of closet space. Storage is not a problem here! The basement is wide open with updated washer and dryer. Leave it as an open rec/storage room or finish it off with a bedroom. 1 assigned parking stall is directly in front of your unit and visitor parking is right next door. This is a pet friendly complex.

Built in 1978

Essential Information

MLS® # A2146660

Price \$375,000

Sold Price \$423,000



Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,018
Acres	0.00
Year Built	1978
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	51, 740 Bracewood Drive Sw
Subdivision	Braeside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 3N3

Amenities

Amenities	Parking, Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall

Interior

Interior Features	See Remarks
Appliances	Electric Oven, Oven, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
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Lot Description	Front Yard, Lawn
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 4th, 2024
Date Sold	July 17th, 2024
Days on Market	13
Zoning	M-C1 d100
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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