

\$769,000 - 6, 426 13 Avenue Ne, Calgary

MLS® #A2149747

\$769,000

3 Bedroom, 4.00 Bathroom, 1,482 sqft
Residential on 0.04 Acres

Renfrew, Calgary, Alberta

NO CONDO FEES | END UNIT | APPROX 2000 SQFT OF LIVING SPACE | MINUTES TO DT. Welcome to a stunning, brand-new townhome in the sought-after Renfrew neighborhood of Calgary, featuring no condo fees. The main level boasts an open-concept design, seamlessly integrating the living room with an electric fireplace, a dining area, and a modern kitchen, creating a perfect space for entertaining and family gatherings. Upstairs, you'll find 2 spacious bedrooms, 2.5 bathrooms, and a convenient laundry room. The fully finished basement extends your living space with an additional bedroom, full bathroom, recreational room, and bar. A single car detached garage and a fully fenced backyard complete this exceptional home, offering both privacy and convenience in a prime location. With contemporary design and high-quality finishes throughout, this home combines comfort, style, and affordability in a prime location only few minutes form Downtown and major highway access.



Built in 2024

Essential Information

MLS® #	A2149747
Price	\$769,000
Sold Price	\$768,200
Bedrooms	3
Bathrooms	4.00

Full Baths	3
Half Baths	1
Square Footage	1,482
Acres	0.04
Year Built	2024
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Sold

Community Information

Address	6, 426 13 Avenue Ne
Subdivision	Renfrew
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 1C2

Amenities

Parking Spaces	1
Parking	Single Garage Detached

Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, See Remarks, Walk-In Closet(s), Wet Bar
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, City Lot, Landscaped
Roof	Asphalt Shingle

Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 15th, 2024
Date Sold	July 15th, 2024
Zoning	R-CG
HOA Fees	0.00

Listing Details

Listing Office	Exa Realty
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