

\$449,900 - 11 Falchurch Road Ne, Calgary

MLS® #A2165182

\$449,900

4 Bedroom, 2.00 Bathroom, 1,197 sqft

Residential on 0.07 Acres

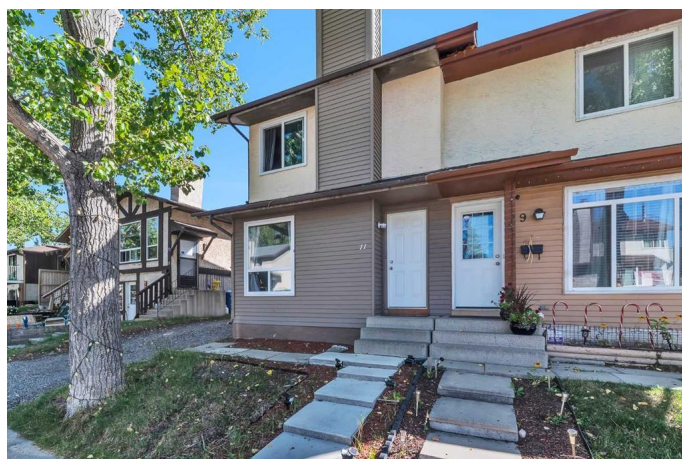
Falconridge, Calgary, Alberta

EXCELLENT OPPORTUNITY FOR FIRST-TIME HOME BUYERS! Presenting a beautifully renovated bi-level home in the highly sought-after community of Falconridge. This stunning property is ideally situated near schools, parks, playgrounds, shopping centers, and public transportation, offering convenience and accessibility. The main level boasts a bright and spacious living room, a modern kitchen with an adjoining dining area, and an inviting atmosphere perfect for family gatherings. The upper level includes two generously sized bedrooms, a master bedroom, and a full bathroom. The fully finished basement features a large family room, an additional bedroom, and a dedicated laundry area, providing ample space for relaxation and entertainment. Seize this exceptional opportunity—schedule your private viewing today by contacting your preferred realtor.

Built in 1981

Essential Information

MLS® #	A2165182
Price	\$449,900
Sold Price	\$448,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1



Square Footage	1,197
Acres	0.07
Year Built	1981
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	11 Falchurch Road Ne
Subdivision	Falconridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 1G6

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	No Smoking Home, Pantry
Appliances	Dishwasher, Dryer, Electric Range, Electric Stove, Refrigerator, See Remarks, Washer
Heating	Central
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Private Entrance, Private Yard
Lot Description	Back Yard, Private
Roof	Asphalt Shingle
Construction	Metal Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 13th, 2024
Date Sold	October 22nd, 2024

Days on Market	39
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office PREP Realty

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