

\$514,900 - 6 Radcliffe Crescent Se, Calgary

MLS® #A2168143

\$514,900

3 Bedroom, 3.00 Bathroom, 1,172 sqft

Residential on 0.13 Acres

Albert Park/Radisson Heights, Calgary, Alberta

OPEN HOUSE SAT NOV 2 12-2pm. Price Adjustment ALERT! Welcome to this original owner, nicely maintained bungalow with potential to DEVELOP a separate basement suite (â€œA secondary suite would be subject to approval and permitting by the city/municipality.â€•). All windows were replaced in 2015/2016, Roof with added insulation 2015, Furnace 2015, H2O-2023, Dishwasher 2017, Refrigerator 2016. The focal point of this residence are the spacious rooms, huge living/dining room and kitchen all full of natural light. Discover 3 main floor bedrooms served by a four-piece bathroom & 2pc Ensuite. With a secure upper-level entrance, there is a side entrance where you will find additional living space comprising of a large rec room, second room (no window), a 2-piece bath with a rough in for shower and storage area. Completing the basement is a laundry/utility room with ample storage space. Perhaps develop basement and add a suite?? Outside, the property boasts an oversized parking pad, and an expansive fenced backyard and patio. Nestled in a prime central location, this home offers easy access to various amenities such as all levels of schooling within walking distance, a nearby tennis court, a major shopping center with grocery stores, Marlborough shopping mall, a C-train station, and more. Additionally, it is just a short 10-minute drive to downtown. Arrange a viewing of this property to appreciate its harmonious blend of comfort, space, and



convenience ready to be reinvented by next owner.

Built in 1977

Essential Information

MLS® #	A2168143
Price	\$514,900
Sold Price	\$500,000
Bedrooms	3
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,172
Acres	0.13
Year Built	1977
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	6 Radcliffe Crescent Se
Subdivision	Albert Park/Radisson Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 5X2

Amenities

Parking Spaces	2
Parking	Parking Pad

Interior

Interior Features	Vinyl Windows, No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Refrigerator, Washer, Window Coverings, Freezer, See Remarks
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	None
Lot Description	Back Yard, Cul-De-Sac, Low Maintenance Landscape, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Metal Siding, Brick
Foundation	Poured Concrete

Additional Information

Date Listed	September 26th, 2024
Date Sold	November 14th, 2024
Days on Market	49
Zoning	R-CG
HOA Fees	0.00

Listing Details

Listing Office	Coldwell Banker Mountain Central
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