

\$569,000 - 1015 Riverbend Drive Se, Calgary

MLS® #A2179666

\$569,000

4 Bedroom, 2.00 Bathroom, 1,146 sqft

Residential on 0.07 Acres

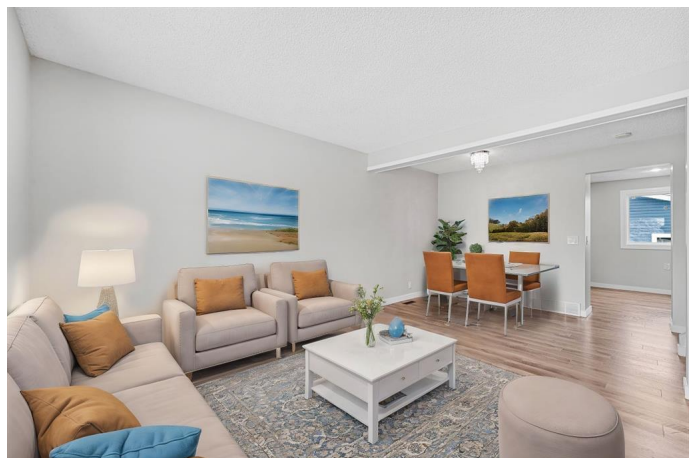
Riverbend, Calgary, Alberta

Welcome to 1015 Riverbend Dr. SE, a well-maintained home in the heart of family-friendly Riverbend with NO POLY-B PIPING! With 4 bedrooms, 1.5 bathrooms, OVER 1,500 sq. ft. of living space, and a NEWLY BUILT 8' double garage equipped with a 220V outlet for a future electric vehicle charging station, this home is a great fit for families, first-time buyers, or those looking to downsize.

The main floor features a bright living area with NEWLY INSTALLED TRIPLE PANE large windows, a spacious kitchen with plenty of counter space, and windows overlooking the backyard. Upstairs features a spacious primary bedroom and two additional bedrooms perfect for children, guests, or a home office.

The FINISHED BASEMENT provides a cozy recreation room, ample storage, and a convenient laundry area. Step outside to a fully fenced backyard featuring a brand-new detached double garage, a spacious deck, and fresh sodâ€”all completed this summer. Itâ€™s an ideal space for BBQs, outdoor entertaining, playtime with kids, or simply enjoying your privacy.

The home is located on a quiet street, close to parks, schools, and the Bow River pathway. It offers easy access to Glenmore Trail and Deerfoot Trail, less than 10 minutes to Chinook Mall and the Rockyview Hospital, and



only 15 minutes to downtown Calgary!

Built in 1983

Essential Information

MLS® #	A2179666
Price	\$569,000
Sold Price	\$557,500
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,146
Acres	0.07
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	1015 Riverbend Drive Se
Subdivision	Riverbend
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 3R9

Amenities

Parking Spaces	2
Parking	Alley Access, Double Garage Detached, 220 Volt Wiring

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard
Lot Description Back Lane, Back Yard, Rectangular Lot
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed November 21st, 2024
Date Sold December 11th, 2024
Days on Market 20
Zoning R-CG
HOA Fees 0.00

Listing Details

Listing Office 2% Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.