

# \$509,900 - 61 Falmere Way Ne, Calgary

MLS® #A2254395

**\$509,900**

3 Bedroom, 2.00 Bathroom, 1,111 sqft

Single Family on 0.06 Acres

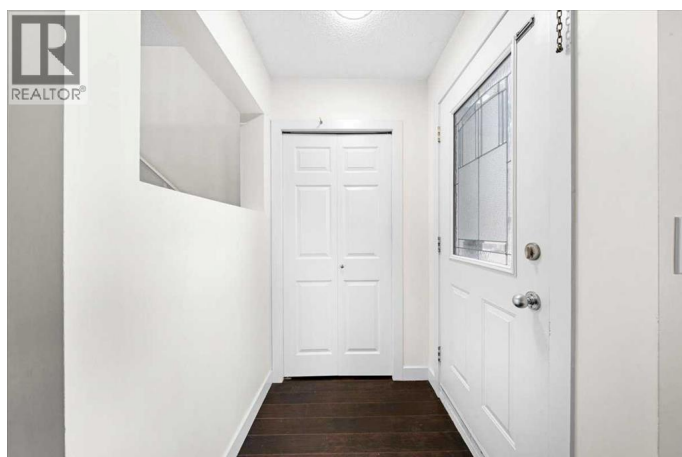
Falconridge, Calgary, Alberta

Perfect for first-time buyers or families, this upgraded home is just half a block from the school and close to shopping, parks, and transit. Enjoy a bright and open living room with easy-care laminate flooring and a convenient half bath on the main floor. The kitchen is functional and modern with durable cement countertops and soft-close cabinets and drawers. Step out to a large deck through side door which is great for BBQs—and a double detached garage for extra storage and parking. Upstairs offers three bedrooms with fresh paint, comfortable carpet, and updated vinyl windows. The 4-piece bathroom includes ceramic tile flooring and decorative tile around the tub. The fully finished basement adds even more living space with a rec room, laundry area, and built-in storage. Move-in ready and packed with value. Check out the virtual link. Don't miss out! (id:6289)

Built in 1987

## Essential Information

Listing #	A2254395
Price	\$509,900
Bedrooms	3
Bathrooms	2.00
Half Baths	1
Square Footage	1,111
Acres	0.06
Year Built	1987



Type	Single Family
Sub-Type	Freehold

## Community Information

Address	61 Falmere Way Ne
Subdivision	Falconridge
City	Calgary
Province	Alberta
Postal Code	T3J2Y7

## Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane, No Animal Home, No Smoking Home
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

## Interior

Appliances	Refrigerator, Dishwasher, Stove, Microwave Range Hood Combo, Washer & Dryer
Heating	Forced air
Cooling	None
# of Stories	2
Has Basement	Yes

## Exterior

Exterior	Concrete, Vinyl siding
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

## Listing Details

Listing Office	CIR Realty
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