\$950,000 - 701 13a Street Ne, Calgary

MLS® #A2257975

\$950,000

4 Bedroom, 4.00 Bathroom, 2,307 sqft Single Family on 0.06 Acres

Renfrew, Calgary, Alberta

PRICE REDUCED!OPEN HOUSES SATURDAY NOV 1ST 11AM-4PM AND SUNDAY NOV 2ND 3PM-5PM** Semi-detached units in inner city Calgary may seem like a dime a dozen. But not this one. Perched atop one of Calgary's most dynamic inner-city neighbourhoods, Renfrew, surrounded by green spaces everywhere and commanding UNOBSTRUCTED SUNRISE VIEWS & immediate access to Bottom Lands Park and walking and biking paths, here comes an opportunity unlike no other. Boasting 4 bedrooms, 3.5 bathrooms, a FULLY FINISHED BASEMENT, and ALMOST 3000 sq ft of developed space, your future home features high ceilings throughout, high-end finishes, and an exceptionally bright open concept. No more compromising or having to share spaces stepping on each others toes, there is room for your entire family and your guests too! Besides the spacious indoors, your private backyard has been upgraded and now features a custom deck, pergola, and hot tub, perfect for entertaining or a quiet night in. Forget having to park on the street, carrying groceries in the rain, or tracking mud and snow from the car in. Most duplexes may have a detached garage, but not here. A spacious DOUBLE ATTACHED GARAGE provides convenience, practicality, and safety for all your belongings. Last, forget having to drive the kids to cool places, your future home is a 15 minute walk to the Telus Spark Science Centre and a 20 minute walk to







The Calgary Zoo, perfect for your little ones. Forget traffic! There are less than 20 neighbouring residences in your street, providing even more peace of mind for your kids playing outside. If you keep an eye on the market, you know that homes that have all 3: 1) views, 2)location, and 3)finishes like this are beyond rare and don't last long, call your Realtor of choice and book a showing today. (id:6289)

Built in 2015

Essential Information

Listing # A2257975
Price \$950,000

Bedrooms 4
Bathrooms 4.00

Half Baths 1

Square Footage 2,307 Acres 0.06 Year Built 2015

Type Single Family

Sub-Type Freehold

Community Information

Address 701 13a Street Ne

Subdivision Renfrew
City Calgary
Province Alberta
Postal Code T2E4S4

Amenities

Features Other, Back lane, Wet bar, Closet Organizers

Parking Spaces 4

Parking Attached Garage

of Garages 2

Interior

Appliances Washer, Refrigerator, Gas stove(s), Dishwasher, Wine Fridge, Dryer,

Microwave, Hood Fan

Heating Forced air

Cooling Central air conditioning

Fireplace Yes

of Fireplaces 1

of Stories 2

Has Basement Yes

Exterior

Exterior Stone, Stucco

Foundation Poured Concrete

Listing Details

Listing Office eXp Realty





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