

\$550,000 - 1, 4513 Bowness Road Nw, Calgary

MLS® #A2260033

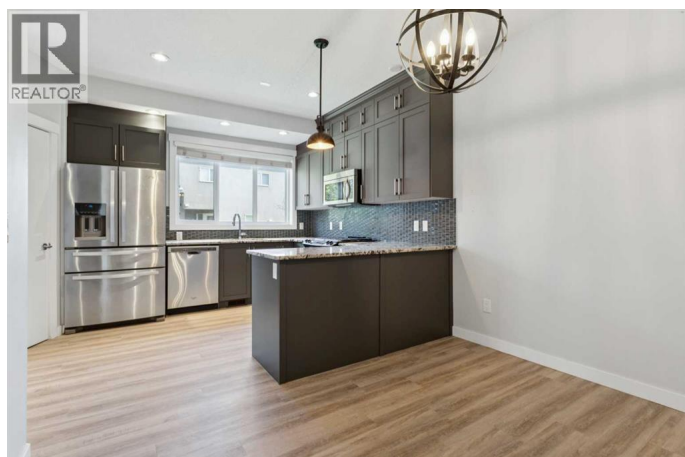
\$550,000

3 Bedroom, 4.00 Bathroom, 1,210 sqft

Single Family on 0.14 Acres

Montgomery, Calgary, Alberta

This beautifully updated 3 bedroom, 3.5-bath townhome offers a fantastic layout – ideal for roommates or a rental opportunity close to University of Calgary, downtown and Foothills and Alberta Children's Hospital. Step inside to find new vinyl plank flooring on the main level, new carpet upstairs and down and new paint top to bottom! The spacious living room welcomes you with a tile-faced gas fireplace, and a wall-mount for your TV. The chef's kitchen is a true showstopper with new cabinetry, glass tile backsplash, granite countertops, upgraded stainless steel appliances with gas stove, and a breakfast bar that flows seamlessly into the dining room. Upstairs, the primary retreat impresses with a walk-in closet and a luxurious 5-piece ensuite complete with soaker tub, separate shower, and dual sinks. A second oversized bedroom with sliding doors to a private patio and a 4-piece ensuite rounds out the upper level. The fully finished basement expands your living space with a generous family/recreation room, large third bedroom, and another full 4-piece ensuite bathroom. Additional features include a single detached garage plus permitted street parking directly in front of unit. All of this in an unbeatable location – just steps from boutique shops, cafes, and highly rated restaurants like NOtable. This move-in-ready home offers the perfect blend of comfort, convenience, and investment potential. (id:6289)



Built in 2012

Essential Information

Listing #	A2260033
Price	\$550,000
Bedrooms	3
Bathrooms	4.00
Half Baths	1
Square Footage	1,210
Acres	0.14
Year Built	2012
Type	Single Family
Sub-Type	Bare Land Condo

Community Information

Address	1, 4513 Bowness Road Nw
Subdivision	Montgomery
City	Calgary
Province	Alberta
Postal Code	T3B0A9

Amenities

Amenities	Park, Playground, Schools, Shopping
Features	See remarks, Back lane, Closet Organizers
Parking Spaces	1
Parking	Detached Garage
# of Garages	1

Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave Range Hood Combo, Window Coverings, Garage door opener
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Stone, Stucco
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office Charles



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