

# \$599,900 - 4764 Rundlewood Drive Ne, Calgary

MLS® #A2260794

**\$599,900**

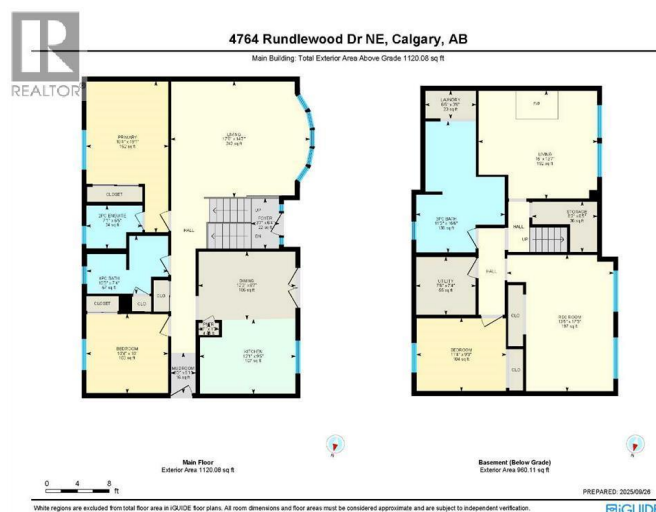
4 Bedroom, 3.00 Bathroom, 1,120 sqft

Single Family on 0.11 Acres

Rundle, Calgary, Alberta

Situated on a quiet side street in the close-in community of Rundle in NE Calgary, this surrounded by well cared for homes and yards and is a short 5minute walk to CBE Cecil Swanson K-6 elementary school. A bi-level offering over 2000ft2 of developed space with the benefit of large above grade windows in the basement, there is lots of room here with 2 up + 2 down bedrooms and 2 full baths plus a 2-piece ensuite bath. Plenty of large windows and a wet front exposure allows for lots of natural light while still being shaded by all the beautiful trees. Over the last 20 years shingles, windows, furnace, hot water tank siding, front door and fences were all updated.

More recently there have been main floor updates to the kitchen and living area. One of the highlights here is a 28x22 heated garage/shop with a 10-foot door! In addition, the rest of the fenced back yard is poured concrete allowing for additional parking/RV storage and less maintenance. The basement is currently accessible only through the main house. There is a lot of potential here with some light renovation and completion of the work started but is also quite livable today as it sits. With only a 1km walk to the Rundle LRT station and only slightly further to all the amenities in Sunridge a pedestrian lifestyle is viable option here. By car there is quick and easy access to 16th Avenue, 36th Street, Stony Trail and Deerfoot Trail. Come and see for yourself today! (id:6289)



Built in 1975

## Essential Information

Listing #	A2260794
Price	\$599,900
Bedrooms	4
Bathrooms	3.00
Half Baths	1
Square Footage	1,120
Acres	0.11
Year Built	1975
Type	Single Family
Sub-Type	Freehold
Style	Bi-level

## Community Information

Address	4764 Rundlewood Drive Ne
Subdivision	Rundle
City	Calgary
Province	Alberta
Postal Code	T1Y2P1

## Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane, PVC window
Parking Spaces	3
Parking	Detached Garage, Parking Pad, RV
# of Garages	2

## Interior

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

## Exterior

Exterior	Brick, Metal
Construction	Wood frame
Foundation	Poured Concrete

## **Listing Details**

Listing Office Coldwell Banker Home Smart Real Estate



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