

# \$625,000 - 2009 Cottonwood Crescent Se, Calgary

MLS® #A2262374

**\$625,000**

5 Bedroom, 3.00 Bathroom, 1,065 sqft

Single Family on 0.11 Acres

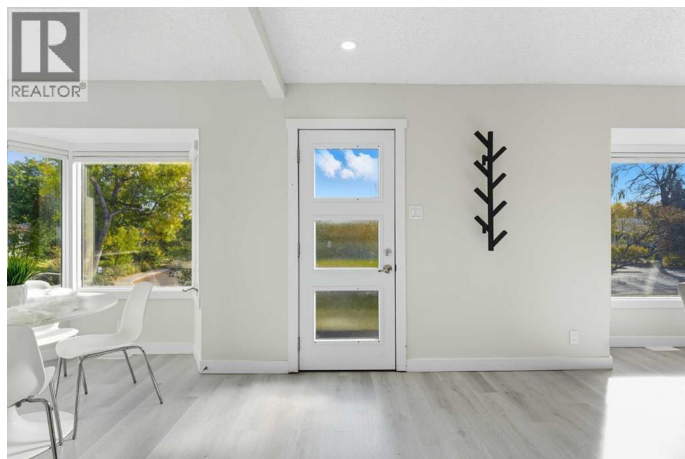
Southview, Calgary, Alberta

Welcome to this beautifully updated BUNGALOW located in the community of Southview! This charming home features 3 spacious bedrooms on the main floor and a DEVELOPED LEGAL BASEMENT SUITE with 2 additional bedrooms – perfect for generating rental income or accommodating extended family. BOTH kitchens are tastefully upgraded with quartz countertops and modern finishes throughout. Enjoy the convenience of a DOUBLE DETACHED garage plus ample street parking for guests. Ideally situated with easy access to Downtown Calgary, major highways, and nearby amenities, this property offers both comfort and opportunity. Whether you're looking for an investment or a multi-generational home, the possibilities are endless! \*\*\*VIRTUAL TOUR AVAILABLE\*\*\* (id:6289)

Built in 1958

## Essential Information

Listing #	A2262374
Price	\$625,000
Bedrooms	5
Bathrooms	3.00
Half Baths	1
Square Footage	1,065
Acres	0.11
Year Built	1958



Type	Single Family
Sub-Type	Freehold
Style	Bungalow

### Community Information

Address	2009 Cottonwood Crescent Se
Subdivision	Southview
City	Calgary
Province	Alberta
Postal Code	T2B1P9

### Amenities

Amenities	Park, Playground, Schools, Shopping
Features	Back lane
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

### Interior

Appliances	Washer, Refrigerator, Dishwasher, Stove, Dryer, Microwave Range Hood Combo
Heating	Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Has Basement	Yes
Basement	Separate entrance

### Exterior

Exterior	Concrete
Construction	Poured concrete, Wood frame
Foundation	Poured Concrete

### Listing Details

Listing Office	Royal LePage Benchmark
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