



\$ 228,900.00

23 8544 48 AVE NW CALGARY

<https://paulbrinton.com>

First time buyers/ Young Families/ Investors!! Cozy two bedroom townhouse condo located minutes from Bowness and Baker Parks. With just over 800 square feet of indoor space and 2 large decks outside, this family friendly set-up is sure to suit your needs. The main floor features a welcoming foyer, a...

- 2 beds
- 1 bath
- Row/Townhouse
- Residential
- Active

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BASIC FACTS

Style: Bi-Level

MLS ® #: A1153099

Type: Row/Townhouse

Date added: 10/10/21

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Conventional

Post Updated: 2021-11-21 20:28:17

Bathrooms: 1

Bedrooms: 2

Status: Active

Year built: 1971

Parking: Assigned, Stall

PROPERTY FEATURES

Total Parking: 1

Association Amenities: None

Exterior Features: Private Entrance

District: CAL Zone NW

Inclusions: N/A

Lot Features: Backs on to Park/Green Space **Roof Type:** Asphalt Shingle

Heating Type: High Efficiency, Forced Air, Natural Gas

Flooring: Laminate, Tile

Community Features: Park, Schools Nearby, Playground, Sidewalks, Street Lights, Shopping Nearby

Fencing: Fenced

Cooling: None

Interior Features: Bookcases, Breakfast Bar, Built-in Features, Storage

PROPERTY INFORMATION

Basement: Finished, Full

Laundry features: In Unit

Transaction Type: For Sale

Levels: Bi-Level

Zoning: M-C1

List Price Square Foot: \$ 543.55



Title Land: Fee Simple

Rooms Above Grade: 5

Unit Number: 23

Suite: No

Appliances: Dishwasher,Dryer,Electric Stove,Refrigerator,Washer,Window Coverings

Subdivision Name: Bowness

Restrictions: Pet Restrictions or Board approval Required,Pets Allowed

Photo Count: 33

Unit Exposure: W

Construction Materials: Vinyl Siding,Wood Frame

Foundation: Poured Concrete

Living Area SF: 432.34

Structure Type: Triplex

