



\$ 674,900.00

251 18 AVENUE NE CALGARY

<https://paulbrinton.com>

Hello Tuxedo Park! Your next home could very well be this nicely upgraded, move-in-ready, fully developed infill. This lot is nicely situated just a block from all the conveniences of Edmonton Trail with a sunny south-facing backyard. This wide open floor plan on the main floor is complemented by a...

- 4 beds
- 4 baths
- Semi Detached
- Residential
- Active

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BASIC FACTS

Style: 2 Storey, Side by Side

MLS ® #: A1153218

Type: Semi Detached

Bedrooms: 4

Baths Half: 1

Status: Active

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Not a Condo

Post Updated: 2021-11-30 18:58:17

Bathrooms: 4

Bedrooms Above Grade: 3

Date added: 10/08/21

Two Piece Bath: 1

Lot size: 3132 sq ft

Year built: 2011

Parking: Double Garage Detached, Garage Faces Rear

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 1

Fireplace Features: Gas,Great Room,Mantle,Tile

Exterior Features: Lighting,Private Yard

District: CAL Zone CC

Inclusions: N/A

Total Parking: 2

Flooring: Carpet,Ceramic Tile,Hardwood

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

Fencing: Fenced

Cooling: Central Air

Interior Features: Bar,Built-in Features,Ceiling Fan(s),Central Vacuum,Crown Molding,Double Vanity,Granite Counters,High Ceilings,Kitchen Island,No Smoking Home,Open Floorplan,Pantry,Soaking Tub,Tray Ceiling(s),Walk-In Closet(s),Wet Bar



Lot Features: Back Lane,Back Yard,Front Yard,Lawn,Low Maintenance Landscape,Interior Lot,Landscaped,Level,Rectangular Lot

Heating Type: Forced Air,Natural Gas

Roof Type: Asphalt Shingle

PROPERTY INFORMATION

Basement: Finished, Full

Laundry features: Upper Level

Transaction Type: For Sale

Title Land: Fee Simple

Rooms Above Grade: 6

Construction Materials: Stone,Vinyl Siding,Wood Frame

Foundation: Poured Concrete

Appliances: Bar Fridge,Built-In Oven,Dishwasher,Dryer,Electric Cooktop,Garage Control(s),Microwave,Range Hood,Refrigerator,Washer,Window Coverings

Subdivision Name: Tuxedo Park

Lot Size Acres: 0.07

Levels: Two

Zoning: R-C2

List Price Square Foot: \$ 376.83

Photo Count: 37

Unit Exposure: N

Suite: No

Frontage Metres: 7.74M 25`5"

Living Area SF: 1791.00

Structure Type: Duplex

Restrictions: None Known

