



\$ 649,649.00

258 17 AVENUE NE CALGARY

<https://paulbrinton.com>

Hit the JACKPOT and move into your future home! Over 2200sq ft of total living space with an optional attic space of 300 sq ft. Most unique and spacious attic space you will ever find! Roughed in with electrical and lighting, can be used as a large storage space, or...

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

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BASIC FACTS

Style: 2 Storey, Side by Side

MLS ® #: A1159557

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: 2021-11-13 17:19:13

Bathrooms: 4

Bedrooms Above Grade: 3

Date added: 11/11/21

Two Piece Bath: 1

Lot size: 2750 sq ft

Year built: 2021

Parking: Double Garage Detached

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 1

Fireplace Features: Gas,Living Room

Exterior Features: Other,Private Yard

District: CAL Zone CC

Inclusions: None

Total Parking: 2

Flooring: Carpet,Ceramic Tile,Hardwood,Tile

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

Fencing: Fenced

Cooling: Rough-In

Interior Features: Built-in Features,Central
Vacuum,Closet Organizers,Double
Vanity,High Ceilings,Kitchen Island,No Animal
Home,No Smoking Home,Open
Floorplan,Pantry,Recessed Lighting,Smart
Home,Soaking Tub,Storage,Vaulted
Ceiling(s),Vinyl Windows,Walk-In
Closet(s),Wired for Data



Lot Features: Back Lane,Back
Yard,Level,Rectangular Lot

Roof Type: Asphalt Shingle

Heating Type: Forced Air,Natural Gas

PROPERTY INFORMATION

Basement: Finished, Full

Levels: Two

Laundry features: Laundry Room, Sink,
Upper Level

Zoning: R-C2

Transaction Type: For Sale

List Price Square Foot: \$ 398.56

Title Land: Fee Simple

Photo Count: 3

Rooms Above Grade: 6

Unit Exposure: S

Construction Materials: Composite
Siding,Metal Siding ,Other,Stucco,Wood
Frame

Suite: No

Foundation: Poured Concrete

Frontage Metres: 6.71M 22`0"

Appliances: Dishwasher,Gas
Stove,Microwave,Range
Hood,Refrigerator,Washer/Dryer

Living Area SF: 1630.00

Subdivision Name: Tuxedo Park

Structure Type: Duplex

Lot Size Acres: 0.06

Restrictions: None Known

