



\$ 349,000.00

72 ABALONE CRESCENT NE CALGARY

<https://paulbrinton.com>

Explore the virtual tour! Welcome to this spacious 1057 sq.ft (main level), fully developed bungalow, offering a TOTAL of 5 ROOMS (3up/2down) with a South-East facing rear yard. Main floor is with a large living space- composed of hardwood flooring, a functional kitchen with new water-resistant Duraclac vinyl flooring, newer...

- 5 beds
- 2 baths
- Detached
- Residential
- Active

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BASIC FACTS

Style: Bungalow

MLS ® #: A1149090

Type: Detached

Bedrooms: 5

Status: Active

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Not a Condo

Post Updated: 2021-11-23 19:30:25

Bathrooms: 2

Bedrooms Above Grade: 3

Date added: 09/27/21

Lot size: 3175 sq ft

Year built: 1981

Parking: Off Street, Parking Pad, Stall

PROPERTY FEATURES

Total Parking: 2

Community Features: Park,Schools
Nearby,Playground,Sidewalks,Street
Lights,Tennis Court(s),Shopping Nearby

Fencing: Fenced

Cooling: None

Lot Features: Back Lane,Back Yard,Front
Yard,Low Maintenance
Landscape,Private,Rectangular Lot

Heating Type: Forced Air,Natural Gas

Flooring: Hardwood,Laminate,Vinyl

Exterior Features: Other

District: CAL Zone NE

Interior Features: Open Floorplan

Roof Type: Asphalt Shingle

PROPERTY INFORMATION

Basement: See Remarks

Levels: One

Laundry features: Laundry Room, Lower
Level

Zoning: R-C2



Transaction Type: For Sale

Photo Count: 44

Construction Materials: Concrete,Metal Siding ,Wood Frame

Foundation: Poured Concrete

Appliances: Electric Stove,Range Hood,Refrigerator,Washer/Dryer,Window Coverings

Subdivision Name: Abbeydale

Lot Size Acres: 0.07

List Price Square Foot: \$ 326.40

Rooms Above Grade: 6

Suite: No

Frontage Metres: 9.79M 32`1"

Living Area SF: 1057.00

Structure Type: House

Restrictions: None Known

