

195 Castleridge Drive NE
Calgary, Alberta

MLS # A2180822



\$600,000

Division:	Castleridge		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,206 sq.ft.	Age:	1981 (43 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Carport, Off Street, Single Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	See Remarks		

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Laminate, Linoleum

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Separate/Exterior Entry, Finished, Full

LLD: -

Exterior: Vinyl Siding, Wood Frame

Zoning: R-CG

Foundation: Poured Concrete

Utilities: -

Features: Ceiling Fan(s), No Smoking Home

Inclusions: None

The best value for the bucks you will be spending! Search no more!! Live up & rent down or full investment property - this fully developed 4 bed & 2.5 bath property is a great choice. Upstairs unit includes a living, dining, a private kitchen and powder room in main floor and 3 good size bedrooms and one full bathroom in the upper floor including massive master bedroom with an addition to the main washroom for a direct access. Basement is a fully developed illegal suite with its own kitchen, living-dining combo, one full bathroom and generous sized bedroom. The property also have an oversized single detached garage at the back as well as a carport for an additional parking. Excellent location - right on the Castleridge Drive NE - making it super convenient for the use of public transit, walking to school & groceries/shopping as well as other amenities like playground etc. Book your private showing and make an offer before its gone!!