



**GRASSROOTS**  
REALTY GROUP

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**156 Pensville Road SE**  
**Calgary, Alberta**

**MLS # A2241727**



**\$644,900**

<b>Division:</b>	Penbrooke Meadows		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	979 sq.ft.	<b>Age:</b>	1974 (51 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2
<b>Garage:</b>	Additional Parking, Alley Access, Double Garage Detached, Oversized		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, City Lot, Rectangular Lot		

<b>Heating:</b>	Forced Air, Natural Gas
<b>Floors:</b>	Vinyl Plank
<b>Roof:</b>	Asphalt Shingle
<b>Basement:</b>	Separate/Exterior Entry, Full, Suite
<b>Exterior:</b>	Stucco, Vinyl Siding, Wood Frame
<b>Foundation:</b>	Poured Concrete
<b>Features:</b>	Open Floorplan, Pantry, Quartz Counters, Separate Entrance

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R-CG

**Utilities:** -

**Inclusions:** N/A

Welcome to beautiful EAST facing bungalow in the heart of desirable community of Penbrooke Meadows! Extensively RENOVATED | New WINDOWS | New Doors | New OVERSIZED double detached garage | RV parking | New Kitchens | New STAINLESS steel appliances | New Flooring | New Paint | New Plumbing lines | Private backyard | Centrally AIR CONDITION. Main floor features spacious living room with Chefs dream kitchen with new stainless steel appliances. 3 bedrooms and full bathroom complete main floor. Newly developed Illegal basement suite features huge rec room, kitchen with quad counter tops and new appliances. 2 spacious bedrooms and full bathroom completes the basement. It comes with private entrance and separate laundry. Vacant for quick possession. Easy access to major roads (Stoney, Highway 1). Within walking distance you'll find the community shopping center and school. Watch 3D TOUR, don't miss this amazing property and book a showing today!!