41, 1515 Falconridge Drive NE
Calgary, Alberta

MLS # A2244641

$379,900

Division:	Falconridge
Type:	Residential/Five Plus
Style:	2 Storey
Size:	1,096 sq.ft.
Age:	1980 (45 yrs old)
Beds:	3
Baths:	1 full / 1 half
Garage:	Stall
Lot Size:	-
Lot Feat:	Back Yard, Backs on to Park/Green Space, Corner Lot, Landscaped

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Vinyl	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	$ 383
Basement:	Finished, Full, Partially Finished	**LLD:**	-
Exterior:	Vinyl Siding, Wood Frame	**Zoning:**	M-C1 d38
Foundation:	Poured Concrete	**Utilities:**	-
Features:	See Remarks		

Inclusions:	N/A

Welcome to this beautifully renovated 3-bedroom, 1.5-bath townhouse tucked into a quiet, well-managed complex in the family-friendly community of Falconridge. Thoughtfully upgraded throughout, this home offers a fresh, move-in-ready interior paired with a functional layout designed for modern living. Step inside to an inviting main floor featuring durable new flooring, contemporary lighting, and a spacious living room anchored by a cozy fireplace—perfect for relaxing or entertaining. The updated kitchen boasts sleek stainless steel appliances, refreshed cabinetry, and ample space for dining, while a convenient 2-piece powder room adds practicality for guests. Upstairs, you'll find three generously sized bedrooms and a full 4-piece bathroom—ideal for families or shared living. The finished basement provides excellent bonus space for a media room, home office, or kids' play area, along with a dedicated laundry room and plenty of storage. Enjoy your private outdoor space, assigned parking, and the convenience of being just minutes from schools, shopping, transit, and major routes. Whether you're a first-time buyer, downsizer, or investor, this home offers outstanding value, comfort, and style. Book your private showing today!