



GRASSROOTS
REALTY GROUP

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**37, 3029 Rundleson Road NE
Calgary, Alberta**

MLS # A2244714



\$365,000

Division:	Rundle		
Type:	Residential/Five Plus		
Style:	Townhouse		
Size:	1,096 sq.ft.	Age:	1978 (47 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Back Yard, Landscaped, Rectangular Lot		

Heating:	Forced Air, Natural Gas
Floors:	Laminate, Vinyl Plank
Roof:	Asphalt Shingle
Basement:	Full, Unfinished
Exterior:	Vinyl Siding, Wood Frame
Foundation:	Poured Concrete
Features:	Quartz Counters, Vinyl Windows

Water:	-
Sewer:	-
Condo Fee:	\$ 346
LLD:	-
Zoning:	M-C1 d75
Utilities:	-

Inclusions: N/A

*** #37-3029 Rundleson RD NE *** Upgraded two storey townhouse in perfect location , walk to shopping , hospital , school , playground , and even LRT station . Easy access to Deerfoot TR , 16AV and Stoney TR . Standard three bedrooms , one and half bathroom . unspoiled basement for your personal future design . Tons of upgrades including full kitchen cabinets , quartz counter top and all appliances (2023) , quartz counter top in all bathrooms , upgraded bath tub and all toilets (2023) , upgraded power outlets , switches and lights , upgraded vinyl windows , newer venetian blinds (2023) , newer paint inside and doors and trims . Best property for the investor or first time buyers , Move in ready conditions , Won't last , Call your agent today !