



GRASSROOTS
REALTY GROUP

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724 Pinecliff Road NE
Calgary, Alberta

MLS # A2246498



\$550,000

| | | | |
|------------------|--|---------------|-------------------|
| Division: | Pineridge | | |
| Type: | Residential/House | | |
| Style: | Bungalow | | |
| Size: | 949 sq.ft. | Age: | 1978 (47 yrs old) |
| Beds: | 2 | Baths: | 1 |
| Garage: | Carport, Off Street, Parking Pad | | |
| Lot Size: | 0.11 Acre | | |
| Lot Feat: | Back Lane, Back Yard, City Lot, Front Yard, Fruit Trees/Shrub(s), Gazebo, La | | |

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|--------------------|---|-------------------|------|
| Heating: | Forced Air | Water: | - |
| Floors: | Carpet, Laminate, Tile | Sewer: | - |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R-CG |
| Foundation: | Poured Concrete | Utilities: | - |
| Features: | Jetted Tub, Laminate Counters, Storage, Vinyl Windows | | |

Inclusions: N/A

Charming Pineridge Bungalow & Move-In Ready! Discover this delightful 2-bedroom bungalow in the heart of family-friendly Pineridge. Boasting 1898 sqft of living area this home has 1 full bathroom with a relaxing jetted tub, this home offers comfort and convenience throughout. The bright main floor flows into a fully finished basement, perfect for a rec room, home office, or guest space. The kitchen features built-in appliances and a newer refrigerator, making meal prep a breeze. Step outside to enjoy a large patio for summer barbecues, plus covered parking and RV parking for all your vehicles and toys. A spacious shed provides extra storage for tools and gear. Nestled in a welcoming neighborhood with nearby parks, schools, shopping, and easy transit access, this bungalow is ideal for first-time buyers, downsizers, or anyone looking for a comfortable, well-kept home in a great location. Don't miss out—schedule your viewing today!