



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

83 Castlebrook Way NE
Calgary, Alberta

MLS # A2258520



\$449,900

Division:	Castleridge		
Type:	Residential/Duplex		
Style:	2 Storey, Attached-Side by Side		
Size:	1,182 sq.ft.	Age:	1983 (42 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Off Street, Parking Pad		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Fruit Trees/Shrub(s), Landscaped, Rectangular Lot, S		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Asphalt, Concrete, Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, No Animal Home, No Smoking Home		

Inclusions: NONE

Welcome to 83 Castlebrook Way NE! This clean and bright home is in a great location, just a short walk to the bus, C-Train, a diverse shopping centre, and schools. It has several recent upgrades including new windows, fresh paint, a new roof, a new furnace, and a new hot water tank. The backyard is a great space to relax or entertain, with easy access to the back alley. This is a solid, move-in ready home in a convenient neighborhood.