



GRASSROOTS
REALTY GROUP

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63 Penworth Close SE
Calgary, Alberta

MLS # A2275970



\$379,900

Division:	Penbrooke Meadows		
Type:	Residential/Four Plex		
Style:	2 Storey		
Size:	1,102 sq.ft.	Age:	1976 (50 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.05 Acre		
Lot Feat:	Back Yard, Front Yard, Interior Lot, Irregular Lot, No Neighbours Behind		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	M-C1 d75
Foundation:	Poured Concrete	Utilities:	-
Features:	Closet Organizers, Open Floorplan, Quartz Counters, Recessed Lighting, Vinyl Windows		

Inclusions: N/A

FULLY RENOVATED! NO CONDO FEE! BACKING ONTO WALKPATH! NEAR ALL AMENITIES! Step into this wonderfully renovated TOWNHOME WITH NO CONDO FEES! This home BOASTS OVER 1600 SQFT OF RENOVATED LUXURY LIVING SPACE all UNDER \$400,000!!!! The MAIN FLOOR greets you with a HUGE LIVING room with a GRAND FEATURE WALL! The BRAND NEW KITCHEN with NEW STAINLESS STEEL APPLIANCES looks over your PRIVATE BACK YARD (with new rear fencing and gate)! The DINING ROOM is connected to the KITCHEN and is PERFECT for a LARGE DINING ROOM (perfect for family dinners or entertaining)! The MAIN FLOOR also has a 2PC BATHROOM! Make your way up the stairs to find 3 GOOD SIZED BEDROOMS (ONE OF WHICH IS THE MASTER BEDROOM WITH DOUBLE CLOSETS!) and a FULLY RENOVATED 4PC BATHROOM!!!! The BASEMENT is perfect with an ADDITIONAL 3PC BATHROOM AND LAUNDRY AS WELL! There is also another room perfect for REC SPACE OR AN ADDITIONAL GRAND BEDROOM! There is ALSO a BRAND NEW FURNACE IN THE HOME! The HOME has GREAT ACCESS to 52 ST SE and 68 ST SE and is also near the Penbrooke Meadows Community Association, multiple schools and shopping centers as well! ONLY 15 MINUTES TO DOWNTOWN YYC AND 20 MINUTES TO YYC AIRPORT!!!!