



**8420 Centre Street NE
Calgary, Alberta**

MLS # A2277051



\$558,800

Division: Beddington Heights

Type: Residential/Duplex

Style: Attached-Side by Side, Bi-Level

Size: 1,030 sq.ft. **Age:** 1980 (46 yrs old)

Beds: 5 **Baths:** 2

Garage: Off Street

Lot Size: 0.07 Acre

Lot Feat: Back Lane, Back Yard

Heating: Forced Air, Natural Gas

Water: -

Floors: Carpet, Tile, Vinyl Plank

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Stucco

Zoning: R-CG

Foundation: Poured Concrete

Utilities: -

Features: See Remarks, Separate Entrance

Inclusions: Refrigerator x2, Dishwasher, Microwave Hood Fan x2, Electric range, Electric Cooktop, Washer x2, Dryer x2

{OPEN HOUSE - 11 JAN, SUNDAY 2PM-4PM} FULLY RENOVATED!! IN BEDDINGTON HEIGHTS!! ILLEGAL SUITE BASEMENT!! SEPARATE LAUNDRY!! UPGRADES INCLUDE: NEW WINDOWS, NEW ROOF, NEW FASCIA, NEW GUTTERS, NEW FENCE, NEW HOT WATER TANK!! OVER 1900+ SQFT OF LIVING SPACE!! 5 BED 2 BATH!! Step inside to a bright, open-concept main floor where the living area, dining space, and kitchen flow seamlessly together. The kitchen features a sleek island, modern cabinetry, and stainless steel appliances — perfect for everyday living. This level offers 3 comfortable bedrooms, a 4pc bath, main-floor laundry, and a PRIMARY BEDROOM WITH ITS OWN BALCONY — a rare and special touch! Heading to the lower level, you'll find a spacious illegal suite with a private separate entrance. This includes a full kitchen, large rec room, 2 bedrooms, a 4pc bath, and its own laundry. A home that's renovated, smartly designed, and ready to live in — a perfect blend of comfort, style, and income potential!!