



**19 Castlepark Way NE  
Calgary, Alberta**

**MLS # A2288597**



**\$499,900**

<b>Division:</b>	Castleridge		
<b>Type:</b>	Residential/House		
<b>Style:</b>	Bungalow		
<b>Size:</b>	953 sq.ft.	<b>Age:</b>	1980 (46 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2 full / 1 half
<b>Garage:</b>	Off Street, Parking Pad, RV Carport		
<b>Lot Size:</b>	0.12 Acre		
<b>Lot Feat:</b>	Back Yard		

**Heating:** Forced Air, Natural Gas

**Floors:** Carpet, Laminate

**Roof:** Asphalt

**Basement:** Full

**Exterior:** Stucco, Wood Frame

**Foundation:** Poured Concrete

**Features:** Granite Counters, No Animal Home, No Smoking Home

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R-CG

**Utilities:** -

**Inclusions:** Tool shed

Great opportunity in Castleridge, Calgary NE with a walk-up separate entrance to an illegal suite &mdash; perfect as a mortgage helper! This well-maintained bungalow features 3 bedrooms and 1.5 bathrooms on the main floor, a bright living room, dining area, and an updated kitchen with granite countertops and stainless steel appliances. Enjoy the sunny south-facing backyard with a deck ideal for summer BBQs, mature trees, garden space, and room for RV parking or a future garage. The fully developed basement offers 2 bedrooms, a spacious living area, kitchen, laundry, and a 4-piece bathroom &mdash; excellent for extended family or rental potential.