



GRASSROOTS
REALTY GROUP

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178 Cityside Grove NE
Calgary, Alberta

MLS # A2182497



\$569,000

Division:	Cityscape		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,481 sq.ft.	Age:	2021 (3 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Attached		
Lot Size:	0.04 Acre		
Lot Feat:	Front Yard, Rectangular Lot		

Heating: Forced Air, Natural Gas

Floors: Carpet, Vinyl Plank

Roof: Asphalt Shingle

Basement: Full, Unfinished

Exterior: Vinyl Siding, Wood Frame

Foundation: Poured Concrete

Features: Kitchen Island, Quartz Counters

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: DC

Utilities: -

Inclusions: N/A

THIS ROW TOWN HOUSE IS VACANT - MOVE IN CONDITION - NO CONDO FEES - AVAILABLE FOR IMMEDIATE POSSESSION. STAINLESS STEEL APPLIANCES AND GAS STOVE. THIS HOME OFFERS DOUBLE ATTACHED GARAGE - FRONT PORCH. MAIN FLOOR COMES WITH OPEN LIVING ROOM - KITCHEN - DINING AND TWO PIECE BATH. UPPEN LEVEL HAS HUGE MASTER BED ROOM - 4PCE ENSUITE - FAMILY ROOM - LAUNDRY ROOM - 2ND 4PCE BATH ROOM - TWO ADDITIONAL BED ROOMS. BASEMENT IS UNFINISHED AND OPEN FOR DEVELOPMENT TO ADD ADDITIONAL LIVING SPACE. THIS HOME IS CLOSE TO SHOPPING, BUSES, PLALGROUND AND PARK. MUST BE SEEN TO BE APPRECIATED.