# \$349,900 - 32, 1515 Falconridge Drive Ne, Calgary

MLS® #A2239322

## \$349,900

3 Bedroom, 2.00 Bathroom, 1,208 sqft Residential on 0.00 Acres

Falconridge, Calgary, Alberta

Welcome to this beautiful, totally renovated, vet another designer Town house this time in desired Community of Falconridge. Ideal for Big Families looking for a huge space like 5 beds, 1.5 washroom, private backyard with deck, assign plug in parking stall just front of the unit, also having visitor parking along with ample street parking. Imagine seeing your kids conveniently walking to the school, transit, and Don Hartman for recreation activities, shopping, major high ways all around and yes its is very pet friendly condominium that has water sewer included in condo fee that it self is saving of around 150\$ a month from your utility bill. Lets go inside, once you enter the home, will be greeted with bright and huge dinning and brand new Kitchen with quartz, pantry and SS Appliances, 2 pc washroom, living having a sunny view from your private backyard to decent size deck having a clear view since no house behind, vinyl plank through out the main floor. Upper floor comes with 3 generous bedrooms and master bed in particular is humongous with double closets for both spouses and have access from ensuite to full 4 pc washroom. Basement have a flex space, family/living/ Gaming room what ever you like to use for along with flex/Office leading to laundry and Furnace room. . Upper and lower floor comes with high end carpet. Enjoy the showing and feel free to call for your private showing thx







### **Essential Information**

MLS® # A2239322 Price \$349,900

Bedrooms 3
Bathrooms 2.00
Full Baths 1
Half Baths 1

Square Footage 1,208 Acres 0.00 Year Built 1980

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

# **Community Information**

Address 32, 1515 Falconridge Drive Ne

Subdivision Falconridge

City Calgary
County Calgary
Province Alberta
Postal Code T3J 1J8

#### **Amenities**

Amenities Parking, Playground, Park, Trash, Visitor Parking

Parking Spaces 1

Parking Stall

#### Interior

Interior Features No Animal Home, Open Floorplan, Quartz Counters

Appliances Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator,

Washer

Heating Forced Air, Natural Gas

Cooling None
Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Other

Lot Description No Neighbours Behind

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed July 12th, 2025

Days on Market 98

Zoning M-C1 d38

# **Listing Details**

Listing Office Real Estate Professionals Inc.

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