224 Abinger Crescent NE
Calgary, Alberta

MLS # A2240949

$514,900
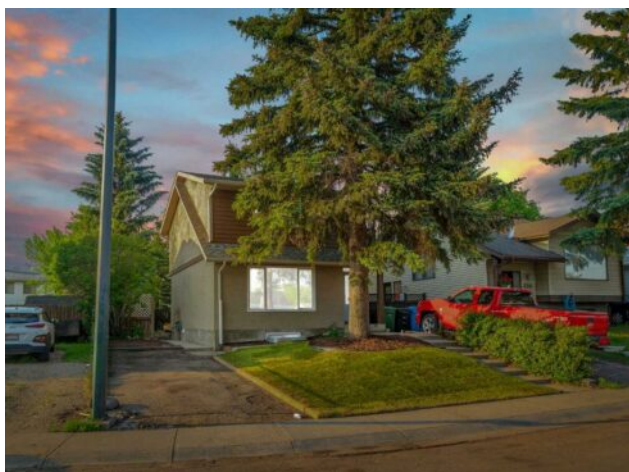
Division:	Abbeydale		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,301 sq.ft.	**Age:**	1979 (46 yrs old)
Beds:	4	**Baths:**	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.09 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	**Water:**	-
Floors:	Carpet, Tile, Vinyl Plank	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Finished, Full	**LLD:**	-
Exterior:	Stucco, Vinyl Siding, Wood Frame	**Zoning:**	R-CG
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Open Floorplan, See Remarks		

Inclusions:	N/A

FULLY RENOVATED!! 4 BEDROOMS 3 BATHROOMS!! OVER 1800+ SQFT OF LIVING SPACE!! NEW ROOF & WINDOWS!! PRIME LOCATION IN ABBEYDALE!! Step inside this beautifully updated home featuring an open-concept main floor with a bright living area, spacious dining and a modern kitchen with brand new stainless steel appliances, pantry and a convenient 2pc bath! Upstairs offers 3 cozy bedrooms and a sleek 4pc bathroom. The basement is fully finished with a large rec room, an additional bedroom, 4pc bath, and laundry. Located close to schools, parks, and the community hall — this home is move-in ready and perfect for families! DON’T MISS THIS TURN-KEY GEM IN A FAMILY-FRIENDLY NEIGHBOURHOOD!!