



**40 Pensville Road SE
Calgary, Alberta**

MLS # A2296018



\$489,000

Division:	Penbrooke Meadows		
Type:	Residential/House		
Style:	Bungalow		
Size:	949 sq.ft.	Age:	1973 (53 yrs old)
Beds:	4	Baths:	2
Garage:	None, Off Street, Parking Pad, RV Access/Parking		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Lawn, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Hardwood, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Concrete, Stucco, Wood Frame	Zoning:	RCG
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, See Remarks, Separate Entrance, Vinyl Windows		

Inclusions: -

Welcome to this beautiful and recently updated bungalow with 4 bedrooms and 2 full baths sits on a quiet street in Penbrooke Meadows. The main floor features a bright, open layout with recent updated finishes. Featuring newer vinyl windows, doors, kitchen, stainless steel appliances, tile and LVP flooring throughout. The main bathroom is fully updated with granite counter tops, new lightings, cabinets and paint. The fully finished basement offers it's own separate back entrance with a bathroom, and a bedroom with it's own kitchen. Conveniently located close to schools, parks, playgrounds, shopping, restaurants and major bus routes. Move-in ready and packed with value, this home is PRICED TO SELL!