



GRASSROOTS
REALTY GROUP

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2103A 7 Street NE
Calgary, Alberta

MLS # A2327154



\$555,000

Division:	Winston Heights/Mountview		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bi-Level		
Size:	948 sq.ft.	Age:	1972 (54 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Landscaped, Level, Pie Shaped Lot		

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Tile	Sewer:	-
Roof:	Tar/Gravel	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Kitchen Island, Quartz Counters		

Inclusions: window coverings, garage control, refrigerator, stove

Lovely half duplex on a quiet tree lined crescent in Mountview just steps from Winston Heights Ridge and Nose Creek Pathway system. Huge Pie Lot over 6000sqft with double garage and double parking pad and extensive garden areas and patio. Home has 4 bedrooms, 2 baths, and kitchen down. Features balcony, bi-level entry (big windows down), quartz counters, extensive tile work, newer windows up and down, hardwood and laminate flooring, built in ovens, gas cooktop, and wood burning fireplace. The yard is enormous and developed with solid fencing and gates. Close in quiet location with shops on Edmonton Trail and 16th ave. 3 minutes from Deerfoot, 8 minutes to downtown. 2103a 7th St NE.