



GRASSROOTS
REALTY GROUP

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6020 18 Avenue NE
Calgary, Alberta

MLS # A2353049

\$514,999

Division:	Pineridge		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,007 sq.ft.	Age:	1974 (52 yrs old)
Beds:	3	Baths:	2
Garage:	Alley Access, Parking Pad		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Orchard(s), Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

Welcome to this beautifully updated bungalow in Pineridge, offering over 1,685 sq. ft. of developed living space, a fully finished basement, extensive upgrades, and RV parking. With a brand-new kitchen, refreshed interior, and flexible living space, this move-in ready home is ideal for families, first-time buyers, or investors. The bright, open-concept main level features newer laminate flooring, fresh paint throughout, updated doors and casings, and modern lighting, including recessed fixtures in the living area. The brand-new kitchen showcases white shaker-style cabinetry, quartz countertops, black hardware, and stainless steel appliances, flowing seamlessly into the dining and living areas. Three bedrooms and a 4-piece bathroom complete the main floor. The fully finished basement provides additional living space with a large family and recreation area, a separate office or flex room, and a second 4-piece bathroom featuring a steam shower and partially heated floors. This versatile space is ideal for entertaining, working from home, or accommodating a growing family. Additional improvements include an updated roof, windows, furnace, and washer and dryer. Outside, enjoy a landscaped backyard, rear parking with room for an RV, and convenient access from a paved alley. Located across from a playground and close to schools, parks, shopping, and transit, this well-maintained bungalow offers modern updates, generous living space, and everyday convenience in an established Calgary community.