

**3826 202 Avenue, Calgary T3M 3G1**

MLS® #: **A2134735** Area: **Seton** Listing Date: **05/24/24** List Price: **\$550,000**  
 Status: **Active** County: **Calgary** Change: **-\$10k, 07-Jun** Association: **Fort McMurray**



General Information

Prop Type: **Residential**  
 Sub Type: **Row/Townhouse**  
 City/Town: **Calgary**  
 Year Built: **2021**  
Lot Information  
 Lot Sz Ar: **2,701 sqft**  
 Lot Shape:

Finished Floor Area  
 Abv Sqft: **1,399**  
 Low Sqft:  
 Ttl Sqft: **1,399**

DOM

**32**  
Layout  
 Beds: **2 (2 )**  
 Baths: **2.0 (2 0)**  
 Style: **4 Level Split**

Parking

Ttl Park: **2**  
 Garage Sz:

Access:

Lot Feat: **Back Lane,Front Yard,Landscaped,Street Lighting,Rectangular Lot**  
 Park Feat: **Parking Pad**

Utilities and Features

Roof: **Asphalt Shingle**  
 Heating: **High Efficiency,Forced Air,Natural Gas**  
 Sewer:  
 Ext Feat: **Other,Private Yard**

Construction: **Vinyl Siding,Wood Frame,Wood Siding**  
 Flooring: **Carpet,Vinyl Plank**  
 Water Source:  
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Electric Stove,Microwave,Range Hood,Refrigerator,Washer/Dryer,Water Softener,Window Coverings**  
 Int Feat: **Double Vanity,Granite Counters,High Ceilings,Kitchen Island,No Animal Home,No Smoking Home,Open Floorplan,Pantry,Recessed Lighting,Smart Home,Tankless Hot Water,Walk-In Closet(s)**

Utilities:

Room Information

Room	Level	Dimensions
Foyer	Main	7`4" x 4`11"
Kitchen	Main	14`7" x 8`11"
Dining Room	Main	10`0" x 9`11"
4pc Bathroom	Upper	8`6" x 4`11"
Walk-In Closet	Third	5`6" x 5`2"
Laundry	Third	6`11" x 5`2"

Room	Level	Dimensions
Living Room	Main	15`1" x 13`2"
Pantry	Main	8`8" x 5`2"
Bedroom	Upper	11`2" x 9`11"
Bedroom - Primary	Third	13`11" x 10`1"
5pc Ensuite bath	Third	12`9" x 8`2"









