



THE
A-TEAM

**RE/MAX
FIRST**

122 HOMESTEAD Boulevard, Calgary T3J 4A9

MLS®#: **A2145858**

Area: **Homestead**

Listing Date: **07/01/24**

List Price: **\$549,999**

Status: **Active**

County: **Calgary**

Change: **-\$1, 11-Jul**

Association: **Fort McMurray**



General Information

Prop Type:

Residential

Sub Type:

Semi Detached (Half Duplex)

City/Town:

Calgary

Year Built:

2022

Lot Information

Lot Sz Ar:

2,163 sqft

Lot Shape:

Access:

Lot Feat:

Park Feat:

Back Lane

Double Garage Detached

DOM

77

Layout

Beds: **3 (3)**

Baths: **2.5 (2 1)**

Style: **2 Storey,Side by Side**

Parking

Ttl Park: **2**

Garage Sz: **2**

Utilities and Features

Roof: **Asphalt**
Heating: **Forced Air**
Sewer:
Ext Feat: **None**

Construction: **Wood Frame**
Flooring: **Laminate**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Microwave,Refrigerator,Washer**
Int Feat: **No Smoking Home**
Utilities:

Room Information

Room	Level	Dimensions
2pc Bathroom	Main	0`0" x 0`0"
4pc Ensuite bath	Upper	0`0" x 0`0"
Dining Room	Main	12`3" x 8`11"
Bedroom - Primary	Upper	10`10" x 9`7"
Bedroom	Upper	9`7" x 9`5"

Room	Level	Dimensions
4pc Bathroom	Upper	0`0" x 0`0"
Living Room	Main	13`6" x 9`11"
Kitchen	Main	14`7" x 11`0"
Bedroom	Upper	9`4" x 8`10"

Legal/Tax/Financial

Title:

Zoning:

Fee Simple

R-Gm

Fee Freq:

Annually

Legal Desc:

2012035

Remarks

Pub Rmks:

END UNIT*AMAZING VALUE***NO CONDO FEES*** This property has a total of 3 bedrooms, 2.5 bathrooms and 1,270Sqft of living space above grade! The main level was luxury plank flooring, granite counter tops, stainless appliances and lots of storage/cabinetry! The upper level has 3 bedrooms and 2 full bathrooms including a Master ensuite with walk-in closet! Double detached garage! Call and schedule your showing today!**

Inclusions:

NA

Property Listed By:

RE/MAX Real Estate (Central)

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123