



THE
A-TEAM

**RE/MAX
FIRST**

9029 21 Street, Calgary T2C 3W7

MLS®#: **A2149348**

Area: **Riverbend**

Listing Date: **07/15/24**

List Price: **\$599,900**

Status: **Active**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Calgary**
Year Built: **1989**

Lot Information

Lot Sz Ar: **4,219 sqft**
Lot Shape:

Access:

Lot Feat: **Back Lane,See Remarks**
Park Feat: **Double Garage Attached**

Finished Floor Area

Abv Sqft: **1,198**

Low Sqft:

Ttl Sqft: **1,198**

DOM

63

Layout

Beds: **4 (3 1)**

Baths: **3.0 (3 0)**

Style: **4 Level Split**

Parking

Ttl Park: **2**

Garage Sz: **2**

Utilities and Features

Roof: **Asphalt Shingle**

Heating: **Forced Air**

Sewer:

Ext Feat: **None**

Construction:

Vinyl Siding,Wood Frame

Flooring:

Carpet,Ceramic Tile

Water Source:

Fnd/Bsmt:

Poured Concrete

Kitchen Appl: **Dishwasher,Electric Stove,Refrigerator**

Int Feat: **See Remarks**

Utilities:

Room Information

Room	Level	Dimensions
Dining Room	Main	13`0" x 7`7"
Kitchen	Main	12`2" x 9`5"
4pc Bathroom	Second	4`11" x 7`11"
Bedroom	Second	9`0" x 9`2"
Bedroom - Primary	Second	15`5" x 12`10"
Bedroom	Lower	13`6" x 10`5"
Furnace/Utility Room	Basement	10`1" x 5`7"

Room	Level	Dimensions
Foyer	Main	7`4" x 9`6"
Living Room	Main	13`10" x 18`6"
4pc Ensuite bath	Second	5`0" x 7`11"
Bedroom	Second	9`6" x 9`2"
3pc Bathroom	Lower	6`9" x 5`7"
Game Room	Lower	12`10" x 20`9"
Den	Basement	9`5" x 9`0"

