

\$300,000 - 5, 251 90 Avenue Se, Calgary

MLS® #A2203835

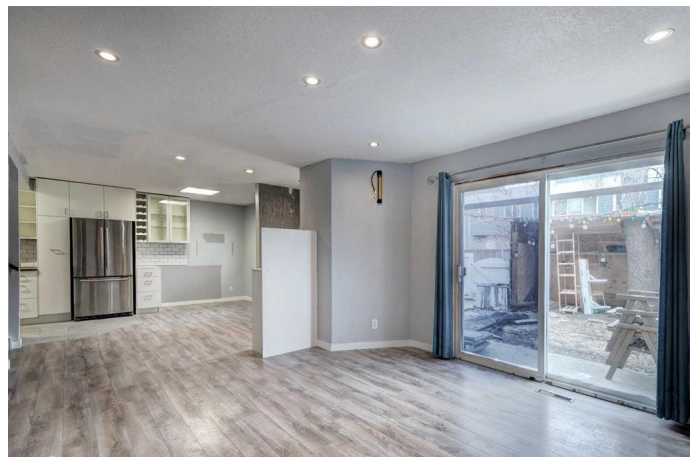
\$300,000

3 Bedroom, 2.00 Bathroom, 1,041 sqft
Residential on 0.00 Acres

Acadia, Calgary, Alberta

HOME SWEET HOME! Investor Alert! Calling all savvy investors and first-time home buyers, this is the AFFORDABLE OPPORTUNITY you have been searching for located in the heart of the charming SE community of Acadia. This terrific 3 bedroom townhouse offers a ton of UPDATES and has amazing potential to become a income generating property! This END UNIT TOWNHOUSE features an open concept floor plan with a blend of modern upgrades such as vinyl plank flooring on all three levels. The updated cabinetry, appliances, and quartz countertops make the kitchen feel modern and inviting. The large, sun drenched living room opens out onto a private fenced backyard with a patio, perfect for enjoying on nice days. Upstairs, you will find 3 bedrooms and a renovated 4 piece bathroom, perfect for families or professionals alike. The large renovated, developed basement contains a flexible space/recreation room, laundry room, utility room and bathroom. Also included is an outdoor parking stall. This unit is located in a prime location boasting unparalleled convenience, just steps away from schools, diverse shopping options, restaurants, efficient transit routes, parks, major roadways and other major amenities. Don't miss this opportunity to own an investment property in a sought-after neighbourhood! Book your private viewing today!

Built in 1970



Essential Information

| | |
|----------------|---------------|
| MLS® # | A2203835 |
| Price | \$300,000 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,041 |
| Acres | 0.00 |
| Year Built | 1970 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|---------------------|
| Address | 5, 251 90 Avenue Se |
| Subdivision | Acadia |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2J 0A4 |

Amenities

| | |
|----------------|--|
| Amenities | Parking, Snow Removal, Visitor Parking |
| Parking Spaces | 1 |
| Parking | Assigned, Stall, Plug-In |

Interior

| | |
|-------------------|---|
| Interior Features | Built-in Features, Closet Organizers, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, See Remarks, Storage |
| Appliances | Dishwasher, Electric Range, Microwave, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | Central Air |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|--|
| Exterior Features | Barbecue, Private Entrance, Private Yard |
| Lot Description | City Lot, Few Trees, Front Yard, Landscaped, Level, Low Maintenance Landscape, Views |
| Roof | Asphalt Shingle |
| Construction | Concrete, Metal Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|------------------|
| Date Listed | March 24th, 2025 |
| Days on Market | 5 |
| Zoning | M-C1 |

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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