

# \$529,000 - 187 Falwood Way Ne, Calgary

MLS® #A2204301

**\$529,000**

4 Bedroom, 2.00 Bathroom, 859 sqft

Residential on 0.10 Acres

Falconridge, Calgary, Alberta

Discover this fully renovated 4-bedroom, 2-bathroom detached home, where modern style seamlessly blends with comfort. Upon entry, you'll notice the fresh flooring, newly painted walls, and a kitchen equipped with brand-new appliances. The open-concept design creates a spacious atmosphere, ideal for entertaining. A walk-out deck extends from the home, overlooking a well-maintained storage shed with new shingles and siding. A double detached garage offers secure parking and additional storage. With two bedrooms and a full bathroom on each level, this home is well-suited for a growing family or those in need of extra space. Situated just across from a dog park, it provides a perfect mix of city convenience and outdoor enjoyment.

Built in 1979

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2204301    |
| Price          | \$529,000   |
| Bedrooms       | 4           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 859         |
| Acres          | 0.10        |
| Year Built     | 1979        |
| Type           | Residential |
| Sub-Type       | Detached    |



|        |          |
|--------|----------|
| Style  | Bi-Level |
| Status | Active   |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 187 Falwood Way Ne |
| Subdivision | Falconridge        |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T3J 1A9            |

### Amenities

|                |  |
|----------------|--|
| Parking Spaces | 3  |
| Parking        | Double Garage Detached, Heated Garage, Parking Pad |
| # of Garages   | 2  |

### Interior

|                   |   |
|-------------------|---|
| Interior Features | Granite Counters  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer |
| Heating           | Forced Air  |
| Cooling           | None  |
| Has Basement      | Yes   |
| Basement          | Exterior Entry, Finished, Full  |

### Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Playground            |
| Lot Description   | Back Lane, Landscaped |
| Roof              | Asphalt Shingle       |
| Construction      | Wood Frame            |
| Foundation        | Poured Concrete       |

### Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | March 22nd, 2025 |
| Days on Market | 30               |
| Zoning         | R-CG             |

### Listing Details

|                |                |
|----------------|----------------|
| Listing Office | PropZap Realty |
|----------------|----------------|

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