

201 Penbrooke Close SE  
Calgary, Alberta

MLS # A2176321



## \$499,000

<b>Division:</b>	Penbrooke Meadows		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	Bi-Level, Side by Side		
<b>Size:</b>	974 sq.ft.	<b>Age:</b>	1972 (52 yrs old)
<b>Beds:</b>	5	<b>Baths:</b>	2
<b>Garage:</b>	RV Access/Parking, Single Garage Attached		
<b>Lot Size:</b>	0.10 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard		

**Heating:** Forced Air

**Floors:** Ceramic Tile, Laminate

**Roof:** Asphalt Shingle

**Basement:** Full, Suite

**Exterior:** See Remarks, Stucco

**Foundation:** Poured Concrete

**Features:** Ceiling Fan(s), See Remarks

**Water:** -

**Sewer:** -

**Condo Fee:** -

**LLD:** -

**Zoning:** R-CG

**Utilities:** -

**Inclusions:** Shed x2, Refrigerator x3, Electric Stove x2, Washer x2, Dryer x2, Hood Fan

Looking to add to your investment portfolio or looking to jump into the market? Great Bi-Level with illegal basement suite. Main floor has hardwood floors, 3 BR, Bathroom, Living Room, Dining Room and Kitchen. Lower unit has 2 BR, Bathroom, Living/Dining and Kitchen. Huge back yard with gravel pad and RV parking. Single under drive garage. Property is vacant easy to show. Quick possession is available. Close to amenities, transportation and everything else that matters.