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8329 Centre Street NW
Calgary, Alberta

MLS # A2344588

$399,900

Division:	Beddington Heights		
Type:	Residential/Duplex		
Style:	Attached-Side by Side, Bi-Level		
Size:	1,002 sq.ft.	**Age:**	1979 (47 yrs old)
Beds:	5	**Baths:**	2
Garage:	Single Garage Detached		
Lot Size:	0.06 Acre		
Lot Feat:	Back Lane, Back Yard, Corner Lot, Front Yard, Landscaped, Rectangular Lot		

Heating:	Forced Air	**Water:**	-
Floors:	Carpet, Hardwood, Tile	**Sewer:**	-
Roof:	Asphalt Shingle	**Condo Fee:**	-
Basement:	Full	**LLD:**	-
Exterior:	Wood Frame	**Zoning:**	R-CG
Foundation:	Poured Concrete	**Utilities:**	-
Features:	Laminate Counters		

Inclusions: N/A

Welcome to this bi-level half duplex in the convenient community of Beddington! Offering approximately 1,860 sq ft of developed living space, including 1,001.5 sq ft on the main floor and 858.5 sq ft in the lower level, this home is perfect for families or investors. The main floor features 3 good-sized bedrooms, a bright and spacious living room with a large window, hardwood flooring in the living and dining areas, a generous dining space, and a functional kitchen. The fully developed basement offers a large family room, 2 additional bedrooms, and a full bathroom, providing plenty of space for a growing family or guests. Enjoy the west-facing backyard and an oversized single detached garage. Ideally located just steps from public transit and close to schools, shopping, playgrounds, and other amenities. Don’t miss this great opportunity in the established community of Beddington! ** 8329 Centre Street NW **

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