# \$372,900 - 4305 7a Avenue Se, Calgary

MLS® #A2206516

#### \$372,900

3 Bedroom, 1.00 Bathroom, 1,119 sqft Residential on 0.06 Acres

Forest Heights, Calgary, Alberta

Nestled on a quiet cul-de-sac and facing a playground, this fully renovated 2-storey home is perfect for a growing family. Featuring three spacious bedrooms and a newly updated full bathroom, this home boasts numerous recent upgrades, including new flooring throughout, a brand-new kitchen, fresh interior paint, updated baseboards, and a carport at entrance door. The bright and spacious living room shines with new gleaming vinyl floors, bright paint and a large sliding window facing large front lawn, while the modern kitchen offers stainless steel appliances and updated countertops with new flooring. Upstairs, you'll find three generously sized bedrooms with new flooring, along with a stylishly renovated bathroom featuring new flooring, bath tub, toilet, vanity, and fresh paint. The unfinished basement provides ample storage, and the opportunity to create your ideal space. Step outside to enjoy a huge covered front deckâ€"perfect for summer gatherings and BBQs. Ideally situated across from a playground with and close to schools, shopping, transit, and all essential amenities, this is a home you don't want to miss!







Built in 1972

### **Essential Information**

MLS® # A2206516 Price \$372,900 Bedrooms 3

Bathrooms 1.00

Full Baths 1

Square Footage 1,119

Acres 0.06

Year Built 1972

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey

Status Active

## **Community Information**

Address 4305 7a Avenue Se

Subdivision Forest Heights

City Calgary
County Calgary

Province Alberta

Postal Code T2A 3A6

#### **Amenities**

Parking Spaces 4

Parking Covered, Driveway, Off Street, Parking Pad, Additional Parking, Carport,

Front Drive, On Street

#### Interior

Interior Features No Animal Home, No Smoking Home

Appliances Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer

Heating Forced Air

Cooling None
Has Basement Yes

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Basement Full, Unfinished

#### **Exterior**

Exterior Features Lighting, Playground, Private Yard, Storage, Barbecue

Lot Description Front Yard, Lawn, Private, Rectangular Lot

Roof Asphalt Shingle

Construction Stucco, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

March 28th, 2025 Date Listed

Days on Market

80

Zoning R-CG

# **Listing Details**

RE/MAX Real Estate (Central) **Listing Office** 

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