

# \$584,900 - 126 Homestead Boulevard Ne, Calgary

MLS® #A2193059

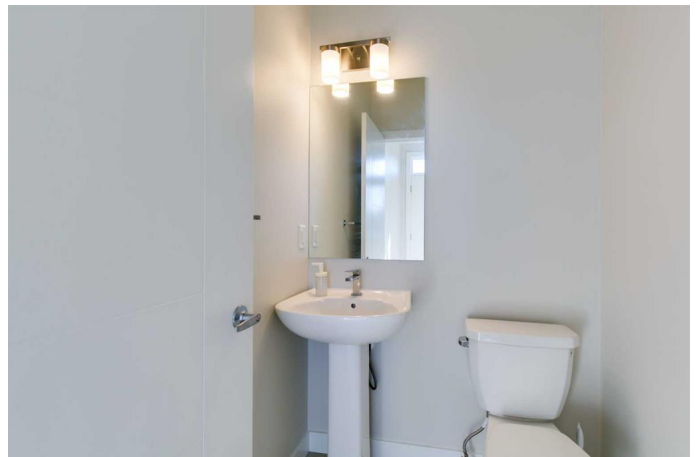
**\$584,900**

5 Bedroom, 4.00 Bathroom, 1,273 sqft

Residential on 0.05 Acres

Homestead, Calgary, Alberta

NO CONDO FEES! END UNIT! Discover this charming townhouse in the community of Homestead North East. Separate Entrance to Basement | Fenced | 5 Bedroom & 3.5 Bath | Fully developed Illegal Basement Suite | As you enter you will be welcomed by a spacious foyer, vinyl flooring, 9 FT ceilings on the main floor, and a neutral color palette all over the home. The spacious main floor features an open concept and is full of NATURAL light from the oversized windows. The exquisite kitchen includes a central island, premium quartz countertops, and stainless steel appliances. To complete the main floor, there's a half bathroom, a mudroom, a foyer, and a spacious living room. Upstairs, you'll find a good-sized primary bedroom with a private ensuite and walk-in closet. Two additional bedrooms and another full bathroom provide ample space for guests or family. You will also have separate laundry upstairs. The main attraction of this townhome is a SEPARATE REAR ENTRANCE to the FULLY DEVELOPED 2 BEDROOM UNIT with a modern KITCHENETTE area, SEPARATE HEATING, spacious living room, 4-piece bathroom, and a private laundry. The basement is currently tenant-occupied and has a great monthly cash flow. Step outside and you're greeted with a large fenced backyard. This home has a Quiet Wall System designed to reduce sound transfer up to 23% less than single-family homes. Book a showing with your favorite Realtor today.



Built in 2022

## Essential Information

MLS® #	A2193059
Price	\$584,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,273
Acres	0.05
Year Built	2022
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	126 Homestead Boulevard Ne
Subdivision	Homestead
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 2G8

## Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

## Interior

Interior Features	No Animal Home, No Smoking Home, Open Floorplan, Separate Entrance, Tankless Hot Water, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Tankless Water Heater, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

## Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	City Lot, Low Maintenance Landscape, Rectangular Lot, Cleared
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	February 9th, 2025
Days on Market	70
Zoning	R-Gm

**Listing Details**

Listing Office	MaxWell Central
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