

# \$569,999 - 263 Castleridge Drive Ne, Calgary

MLS® #A2202938

**\$569,999**

5 Bedroom, 2.00 Bathroom, 880 sqft

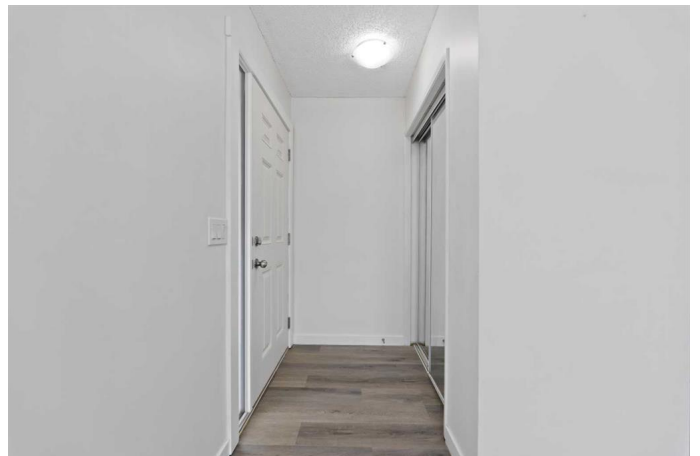
Residential on 0.09 Acres

Castleridge, Calgary, Alberta

Welcome to this beautifully RENOVATED 4-level split 5 BEDROOM house, perfectly situated on a spacious 4000 square feet lot. Opportunity knocks for rental investment or LIVE up and RENT downstairs. R-CG zone 40'x100' lot allow future development potential of BACKYARD GARAGE SUITE (subjected to city permit approval) that will be accessed from paved back alley,

Extensive Renovation done couple years ago features : NEW ROOF, WINDOWS, SIDING, HIGH GLOSS KITCHEN CABINETS with QUARTZ countertops, STAINLESS STEEL appliances, New Paint, New LVP flooring, Upgraded bathrooms, Pot lights and other light fixtures. This stunning property features 5 bedrooms, 2 full bathrooms,

The upper levels of this home boast a thoughtfully designed layout with 3 well-appointed bedrooms and a full bathroom. The expansive living area is flooded with natural light, thanks to the large windows that enhance the open and airy feel of the space. The dining area is perfect for family meals and entertaining guests. Don't forget the huge deck on west side of house for BBQ party. The Renovated U shape kitchen is generously sized, featuring modern Stainless steel appliances and ample Quartz counter space, making meal preparation a delight. FULLY DEVELOPED BASEMENT offers 2 Bedrooms ILLEGAL SUITE New High gloss kitchen, full bath, SEPARATE ENTRANCE &



LAUNDERY. Located close to Transit service, bus stop right in front of house, schools, shopping, Grocery store, superstore, gas station, Church, Sikh Temple/Gurudwara sahib, park and playground. This home is a perfect blend of style, comfort, and functionality. Don't miss the opportunity to make this renovated gem your own. Close to O.S. Geiger School Elementary school, Crossing park junior high school, and Nelson Mandela High school. Book your private showing, this property is not going to last longer!

Built in 1980

### Essential Information

MLS® #	A2202938
Price	\$569,999
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	880
Acres	0.09
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### Community Information

Address	263 Castleridge Drive Ne
Subdivision	Castleridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 1P3

### Amenities

Parking Spaces	4
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Parking	Parking Pad, RV Access/Parking, See Remarks, Alley Access
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## Interior

Interior Features	No Smoking Home, Quartz Counters, See Remarks, Separate Entrance, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, See Remarks, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

## Exterior

Exterior Features	Playground, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Level, Paved
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	March 17th, 2025
Days on Market	44
Zoning	R-CG

## Listing Details

Listing Office	Royal LePage METRO
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