

\$559,900 - 252 Rundlevue Drive Ne, Calgary

MLS® #A2233161

\$559,900

3 Bedroom, 2.00 Bathroom, 924 sqft

Residential on 0.14 Acres

Rundle, Calgary, Alberta

Beautiful bi-level home in a very sought part of Rundle, with 3 bedrooms and one office that can be converted into the fourth bedroom, plus 2 full baths. Situated on a quiet street, with great low maintenance curb appeal, a HUGE fenced yard, and room to park two cars on the property (or a camping trailer) and 4 more available spots in front of the house. Back alley too, in case you want to add a garage in the future. The main floor includes a very spacious East facing living room and a West facing kitchen and dining room. Quartz counters in the kitchen, lots of cabinets, gas stove, a very deep double sink and also a reverse osmosis system, so you don't have to buy bottled water. Plus laminate floors in the kitchen/living room/dining area, for easy maintenance. Two bedrooms and a full bath are also on this floor. The sunny deck has also a very large storage space underneath. You have your own hot tub and a generous yard, with raspberry bushes, sour cherry trees, apple trees, and a fire pit, to enjoy those cool nights. The basement includes a rec room, the utility room with lots of room for storage, a bedroom and another full bath and a very large office that can be converted into a 4th bedroom. Very close proximity to Calgary Public Library, Lester B. Person high school, St. Rose of Lima Jr high school, shopping and Village Square Leisure Centre. Other features include: stucco exterior, that keeps the house warm in winter and cool in the summer, 2024 new patio doors and main floor windows, and



water softener. The other windows were changed prior to 2024.Â

Built in 1974

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2233161 |
| Price | \$559,900 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 2 |
| Square Footage | 924 |
| Acres | 0.14 |
| Year Built | 1974 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 252 Rundlevview Drive Ne |
| Subdivision | Rundle |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T1Y1H8 |

Amenities

| | |
|----------------|-------------------|
| Parking Spaces | 2 |
| Parking | RV Access/Parking |

Interior

| | |
|-------------------|--|
| Interior Features | Quartz Counters |
| Appliances | Dishwasher, Dryer, Gas Stove, Refrigerator, Washer, Water Softener, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---------------------------------|
| Exterior Features | Fire Pit, Private Yard, Storage |
| Lot Description | Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Stucco |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-----------------|
| Date Listed | June 20th, 2025 |
| Days on Market | 19 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|-----------------|
| Listing Office | URBAN-REALTY.ca |
|----------------|-----------------|

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