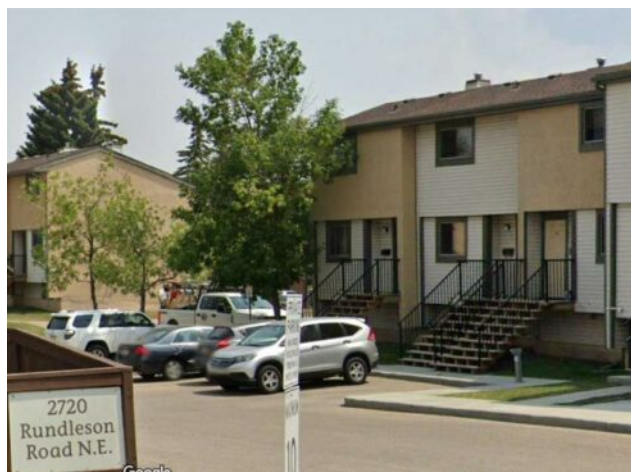


**64, 2720 Rundleson Road NE
Calgary, Alberta**

MLS # A2225866



\$315,555

Division:	Rundle		
Type:	Residential/Five Plus		
Style:	5 Level Split		
Size:	892 sq.ft.	Age:	1978 (47 yrs old)
Beds:	2	Baths:	1
Garage:	Stall		
Lot Size:	-		
Lot Feat:	Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt	Condo Fee:	\$ 373
Basement:	Full, Unfinished	LLD:	-
Exterior:	Concrete, See Remarks, Stucco, Vinyl Siding, Wood Frame	Zoning:	M-C1 d100
Foundation:	Poured Concrete	Utilities:	-
Features:	Open Floorplan, Storage		

Inclusions: Wash tub

THIS IS IT! ... We found what you've been looking for. Come let this amazing 2 BEDROOM TOWNHOUSE END YOUR SEARCH. A FRESH, BRIGHT and AIRY OPEN PLAN living is what you will find in this RENOVATED home with NEW LUXURY VINYL PLANK AND CARPET FLOORING THROUGHOUT (40 oz carpet with 20 year material warranty, Luxury Planking with 25-year material warranty) FRESHLY PAINTED completely, NEW BASEBOARDS along with some NEW LIGHT FIXTURES and refreshed BATHROOM with new toilet, that will push this property to the top of your favourites. Ground level PATIO DOORS will entice you to come enjoy your morning coffee in your private, fenced RETREAT or evening refreshments with friends. Yes, it is all about LOCATION, LOCATION, LOCATION…situated in the community of Rundle, conveniently close to all the amenities, including the celebrated SUNRIDGE MALL, fantastic RESTAURANTS, SCHOOLS, PARKS, the LRT and a HUB of PUBLIC TRANSIT accesses and of course, the PETER LOUGHEED HOSPITAL. The Rundle Park Gardens complex is a clean, well-managed and professionally maintained community with an abundance of Visitor Parking. You won't want to miss this exceptional opportunity of great value. Don't hesitate to call your realtor today to arrange your private viewing…you won't be disappointed!