

43, 5425 Pensacola Crescent SE
Calgary, Alberta

MLS # A2227926



\$325,000

Division:	Penbrooke Meadows		
Type:	Residential/Five Plus		
Style:	2 Storey		
Size:	1,146 sq.ft.	Age:	1969 (56 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Assigned, On Street, Stall		
Lot Size:	-		
Lot Feat:	Back Yard, Backs on to Park/Green Space		

Heating: Central, Natural Gas

Floors: Carpet, Ceramic Tile, Laminate

Roof: Asphalt Shingle

Basement: Full, Unfinished

Exterior: Concrete, Vinyl Siding

Foundation: Poured Concrete

Features: Ceiling Fan(s)

Water: -

Sewer: -

Condo Fee: \$ 387

LLD: -

Zoning: M-C1

Utilities: -

Inclusions: Shed

This beautifully maintained and updated end-unit townhouse in Penbrooke Meadows is ideally located on the edge of the complex right next to Penbrooke School Park, with ample street parking right outside the front door on Pensdale Road, offering the perfect blend of comfort and convenience. Featuring 3 bedrooms, 1.5 bathrooms, and an upgraded kitchen boasting stainless steel appliances, modern cabinetry and plenty of counter space. The spacious master bedroom includes a walk-in closet with a sunny south view of the yard and grass field. The private fenced backyard with mature Lilacs and other perennials next to acres of green space provides for outdoor relaxation and sports with the kids, gardening or entertaining. Recently upgraded with a new high efficiency furnace and humidifier as well as central air-conditioning ensuring year-round comfort and efficiency. Located near schools, shopping, dining, and major transit routes, this home combines outdoor serenity with urban convenience. Don't miss out on your opportunity to call it home!