

# \$875,000 - 6203 Rundlehorn Drive Ne, Calgary

MLS® #A2245518

**\$875,000**

7 Bedroom, 4.00 Bathroom, 2,248 sqft

Multi-family on 0.17 Acres

Pineridge, Calgary, Alberta

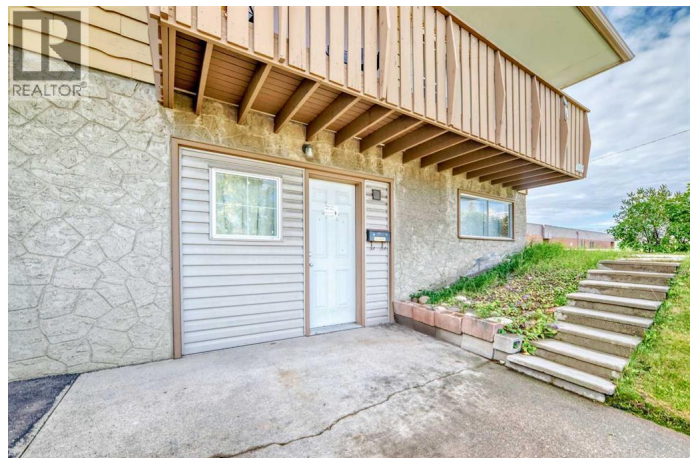
Perfectly located full duplex located directly across the street from Pineridge school and there are 2 more schools and a rec centre kitty corner from the property and it's directly across the street from a strip mall as well! Location doesn't get any better! one side (6203) has 3 bedrooms upstairs and a 4th bedroom downstairs, open floor plan on the upper level with a large kitchen, dining area and a living room. There is a 2 piece ensuite bathroom as well as a full 4 piece bathroom. The basement has the bedroom, tons of storage in the mechanical/laundry room and the front attached single garages have been turned into living spaces (there is drywall and insulation done - just needs flooring to finish it off and turn it into a rec room) The yard can accommodate a detached garage if you wanted to leave the converted garages as is. Great opportunity for investors with great built in tenants! ALL levels and grades of schools are located within a kilometer of this duplex, Strip mall and a convenience store directly across the street, bus stop right outside your door and Easy access to Stoney and Deerfoot trails, downtown, airport, local amenities and so much more! (id:6289)

Built in 1975

## Essential Information

Listing # A2245518

Price \$875,000



Bedrooms	7
Bathrooms	4.00
Half Baths	2
Square Footage	2,248
Acres	0.17
Year Built	1975
Type	Multi-family
Sub-Type	Freehold
Style	Bi-level

### Community Information

Address	6203 Rundlehorn Drive Ne
Subdivision	Pineridge
City	Calgary
Province	Alberta
Postal Code	T1Y1M6

### Amenities

Amenities	Park, Playground, Schools, Shopping
Features	No Smoking Home
Parking Spaces	4
Parking	Other, Street

### Interior

Appliances	Refrigerator, Dishwasher, Stove, Window Coverings
Heating	Natural gas Forced air
Cooling	None
Has Basement	Yes

### Exterior

Exterior Features	Landscaped
Construction	Wood frame
Foundation	Poured Concrete

### Listing Details

Listing Office	Real Broker
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