

\$420,000 - 211 Abalone Place Ne, Calgary

MLS® #A2261773

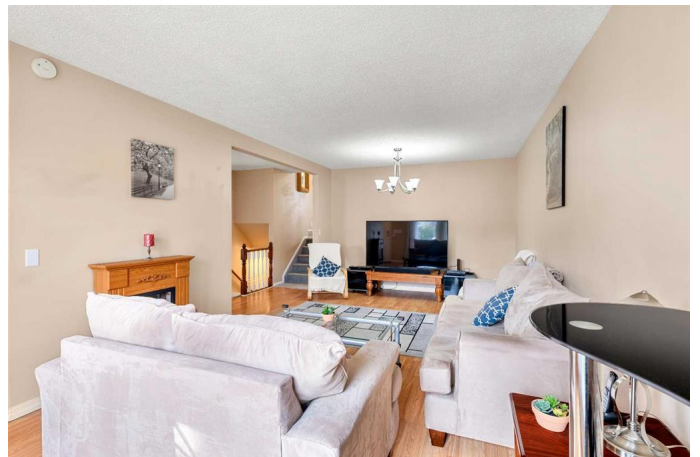
\$420,000

4 Bedroom, 2.00 Bathroom, 1,088 sqft

Residential on 0.08 Acres

Abbeydale, Calgary, Alberta

Nestled on a quiet street in the community of Abbeydale, this beautifully maintained detached home offers nearly 1,500 sq ft of developed living space across three functional levels, perfect for growing families. This property features updated windows, furnace and HWT. Step inside to find a bright and welcoming main floor, featuring durable laminate flooring and a sun-filled living room with large windows that floods the space with natural light. The spacious kitchen is thoughtfully designed with granite countertops, ample cabinetry, and sleek stainless-steel appliances, all conveniently adjacent to the dining area for easy entertaining. Upstairs, you'll find three generously sized bedrooms, each with ample closet space, and a full 4-piece bathroom to complete the level. The fully finished lower level adds exceptional versatility with a large recreation room, an additional bedroom, and a 3-piece bathroom, ideal for guests, teens, or a home office setup. This home features a new furnace for year-round comfort and savings. Enjoy a private, low-maintenance backyard, perfect for relaxing on warmer days. An oversized single detached garage provides added convenience and storage. Located close to schools, parks, playgrounds, shopping, and dining, this home offers both comfort and convenience in a family-friendly neighbourhood. Don't miss your chance to call this wonderful property home - book your private showing today!



Built in 1980

Essential Information

MLS® #	A2261773
Price	\$420,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,088
Acres	0.08
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	3 Level Split
Status	Active

Community Information

Address	211 Abalone Place Ne
Subdivision	Abbeydale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 6S2

Amenities

Parking Spaces	1
Parking	Single Garage Detached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Granite Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 2nd, 2025
Days on Market	1
Zoning	R-CG

Listing Details

Listing Office	2% Realty
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