

# \$465,900 - 108 Abadan Crescent Ne, Calgary

MLS® #A2213251

**\$465,900**

4 Bedroom, 2.00 Bathroom, 945 sqft

Residential on 0.10 Acres

Abbeydale, Calgary, Alberta

Beautiful 4 level split single family house in Abbeydale, located on a quiet street. Home featuring new vinyl plank floorings throughout. New kitchen cabinets with quartz countertop. Main floor three is a spacious living room with a separate dining room, and a renovated new kitchen. Upper level has 2 good sized bedrooms with a nice 4 piece bathroom. On third level there are another 2 bedrooms with large windows and a 2 piece bath room. On the 4th level there is a huge recreation room. Furnace and hot water tank are newer. There is also a deck in the private yard with a storage shed. Close to school and bus. Please do not miss this beautiful home.

Built in 1979

## Essential Information

MLS® #	A2213251
Price	\$465,900
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	945
Acres	0.10
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	4 Level Split



Status	Active
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## Community Information

Address	108 Abadan Crescent Ne
Subdivision	Abbeydale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 6N9

## Amenities

Parking Spaces	1
Parking	Garage Door Opener, Off Street, Parking Pad

## Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard, Storage
Lot Description	Low Maintenance Landscape, Rectangular Lot, See Remarks, Front Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	May 14th, 2025
Days on Market	51
Zoning	R-CG

## Listing Details

Listing Office	First Place Realty
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