

# \$449,900 - 21, 228 Theodore Place Nw, Calgary

MLS® #A2204929

**\$449,900**

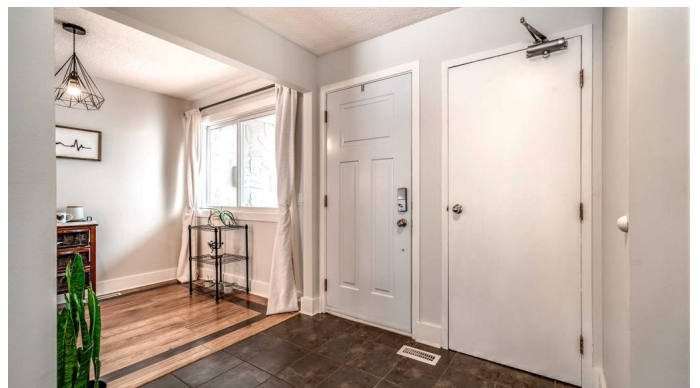
3 Bedroom, 3.00 Bathroom, 1,529 sqft  
Residential on 0.00 Acres

Thornccliffe, Calgary, Alberta

Terrific value in this large, lovingly maintained, 3 bedroom, 2 storey unit with attached garage and backing onto greenspace in Tiffany Gardens! Superb main floor plan featuring a spacious living room with wood burning fireplace and open to dining room with vaulted ceiling. The kitchen offers an abundance of white cabinetry, loads of workable counterspace, stainless appliances and cozy breakfast nook. Three generous sized bedrooms can be found on the upper level including huge master retreat, complete with a full wall of closet space and 4 piece ensuite bath. The basement is completely finished offering a large family room, recreation room, additional flex space, laundry and storage. Recent updates include, fresh paint, new lighting & ceiling fans, new baseboards and trim on the upper level, upgraded attic insulation and more! Enjoy a large, private, fully fenced patio backing onto greenspace as well as a quaint, covered, front patio. A single attached garage and an additional parking space directly in front of the unit complete this great property. Conveniently located within walking distance to Nosehill Park and transit. Just a short commute to schools, shopping and downtown. A wonderful place to call home!

Built in 1976

## Essential Information



MLS® #	A2204929
Price	\$449,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,529
Acres	0.00
Year Built	1976
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	21, 228 Theodore Place Nw
Subdivision	Thornccliffe
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 5S1

### Amenities

Amenities	Visitor Parking
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	Ceiling Fan(s), See Remarks, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Fireplace(s), Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Other
Lot Description	Backs on to Park/Green Space, See Remarks
Roof	Asphalt Shingle
Construction	Stucco, Cement Fiber Board
Foundation	Poured Concrete

## Additional Information

Date Listed	March 27th, 2025
Days on Market	11
Zoning	M-C1

## Listing Details

Listing Office	Royal LePage Solutions
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