

48 Hudson Road NW
Calgary, Alberta

MLS # A2221757



\$674,900

| | | | |
|------------------|--------------------------------------|---------------|-------------------|
| Division: | Highwood | | |
| Type: | Residential/House | | |
| Style: | Bungalow | | |
| Size: | 1,048 sq.ft. | Age: | 1955 (70 yrs old) |
| Beds: | 3 | Baths: | 2 |
| Garage: | Double Garage Detached, See Remarks | | |
| Lot Size: | 0.14 Acre | | |
| Lot Feat: | Back Lane, Back Yard, Gentle Sloping | | |

| | | | |
|--------------------|-------------------------|-------------------|--|
| Heating: | Forced Air, Natural Gas | Water: | - |
| Floors: | Hardwood, Linoleum | Sewer: | Public Sewer |
| Roof: | Asphalt Shingle | Condo Fee: | - |
| Basement: | Finished, Full | LLD: | - |
| Exterior: | Wood Frame | Zoning: | R-CG |
| Foundation: | Poured Concrete | Utilities: | Electricity Connected, Natural Gas Connected |
| Features: | Storage | | |

Inclusions: n/a

Lot and location in Highwood does not get better than this. Quite well treed street with 60'X100' walkout lot. 2-bedroom home is in excellent condition. Two bedrooms up plus third bedroom on lower level. Generous sized living room and lower family room. This home has two full bathrooms. Home has had many mechanical upgrades, high efficiency furnace and updated windows. Lovley well-kept yard and rear deck to enjoy the morning sun. Call your realtor to see this home while its still avable.