# \$525,000 - 522 Queensland Place Se, Calgary

MLS® #A2201684

# \$525,000

3 Bedroom, 2.00 Bathroom, 1,200 sqft Residential on 0.07 Acres

Queensland, Calgary, Alberta

2 STOREY DUPLEX | 3 BEDROOM | 2.5 BATHROOM LIVING ROOM | FAMILY ROOM

Welcome to this 1,200 SQ FT, 2-story duplex home nestled in the sought-after SE community of Queensland. Situated on a pie-shaped lot with mature trees, this home presents a spacious and flexible living environment. Stepping into the house you will be greeted by an open living area with large windows giving you ample natural sunlight. The kitchen features Quartz counter -top , stainless steel appliances and a lot of storage space. There is a large dining area adjacent to the kitchen which also takes you out to your private deck and backyard. To add more comfort, there is 2 PC washroom on the main floor. Upstairs you will find 3 good sized bedrooms including a primary suite with a 3pc wahroom. There is also a 4 pc washroom to serve the other two bedrooms. The basement features a family room, den and laundry. The backyard is private and fenced and comes with a deck and a storage shed to put all your extra stuff and lawn equipment. Don't miss your chance to see this one today. The property enjoys a superb location, mere steps from schools and greenspaces, shopping centers, major roadways (Deerfoot), the Bow River, and all other essential amenities .Don't miss your chance to see this one today !!







### **Essential Information**

MLS® # A2201684 Price \$525,000

Bedrooms 3
Bathrooms 2.00
Full Baths 1
Half Baths 1

Square Footage 1,200 Acres 0.07 Year Built 1977

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

# **Community Information**

Address 522 Queensland Place Se

Subdivision Queensland

City Calgary
County Calgary
Province Alberta
Postal Code T2J 4T3

#### **Amenities**

Parking Spaces 2

Parking Off Street

#### Interior

Interior Features Kitchen Island, Quartz Counters

Appliances Dishwasher, Dryer, Electric Stove, Refrigerator, Washer

Heating Forced Air

Cooling None
Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features Private Yard

Lot Description Landscaped, Level, Pie Shaped Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed March 14th, 2025

Days on Market 50

Zoning R-CG

# **Listing Details**

Listing Office TREC The Real Estate Company

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