

## \$294,900 - 288 Callingwood Place, Edmonton

MLS® #E4421511

**\$294,900**

2 Bedroom, 1.50 Bathroom, 1,152 sqft

Condo / Townhouse on 0.00 Acres

Callingwood South, Edmonton, AB

Beautiful renovated corner unit you will not want to miss! Located in a quiet crescent and walking distance to school. 2 beds rooms, master bedroom oversized with walk out balcony. 1.5 bathrooms. Single attached garage. A fully finished basement offers large rec room and laundry.

Built in 1978

### Essential Information

|                |                   |
|----------------|-------------------|
| MLS® #         | E4421511          |
| Price          | \$294,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 1.50              |
| Full Baths     | 1                 |
| Half Baths     | 1                 |
| Square Footage | 1,152             |
| Acres          | 0.00              |
| Year Built     | 1978              |
| Type           | Condo / Townhouse |
| Sub-Type       | Townhouse         |
| Style          | 2 Storey          |
| Status         | Active            |

### Community Information

|         |                       |
|---------|-----------------------|
| Address | 288 Callingwood Place |
| Area    | Edmonton              |



|             |                   |
|-------------|-------------------|
| Subdivision | Callingwood South |
| City        | Edmonton          |
| County      | ALBERTA           |
| Province    | AB                |
| Postal Code | T5T 2C6           |

### **Amenities**

|           |                                 |
|-----------|---------------------------------|
| Amenities | No Animal Home, No Smoking Home |
| Parking   | Single Garage Attached          |

### **Interior**

|              |  |
|--------------|--|
| Appliances   | Dryer, Garage Opener, Refrigerator, Stove-Electric, Washer |
| Heating      | Forced Air-1, Natural Gas                                  |
| Stories      | 3  |
| Has Basement | Yes  |
| Basement     | Full, Finished   |

### **Exterior**

|                   |  |
|-------------------|--|
| Exterior          | Wood, Vinyl  |
| Exterior Features | Fenced, Fruit Trees/Shrubs, Landscaped, Park/Reserve, Paved Lane, Picnic Area, Public Transportation, Schools, Shopping Nearby |
| Roof              | Asphalt Shingles   |
| Construction      | Wood, Vinyl  |
| Foundation        | Concrete Perimeter   |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | February 13th, 2025 |
| Days on Market | 65                  |
| Zoning         | Zone 20             |
| Condo Fee      | \$312               |

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Listing information last updated on April 19th, 2025 at 12:47pm MDT