

# \$420,000 - 67, 28 Berwick Crescent Nw, Calgary

MLS® #A2220264

**\$420,000**

2 Bedroom, 3.00 Bathroom, 1,301 sqft

Residential on 0.00 Acres

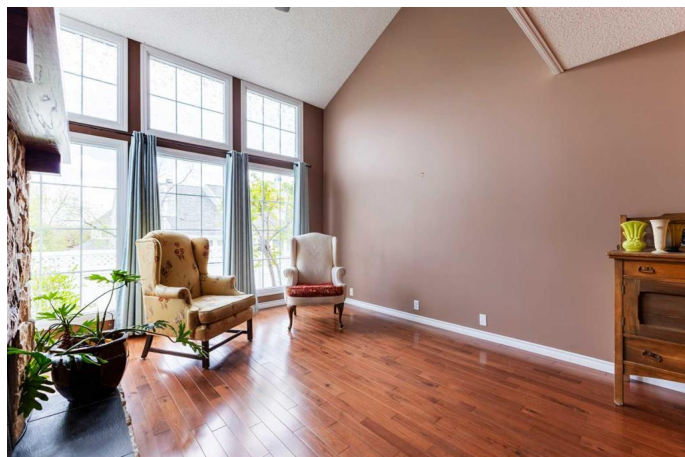
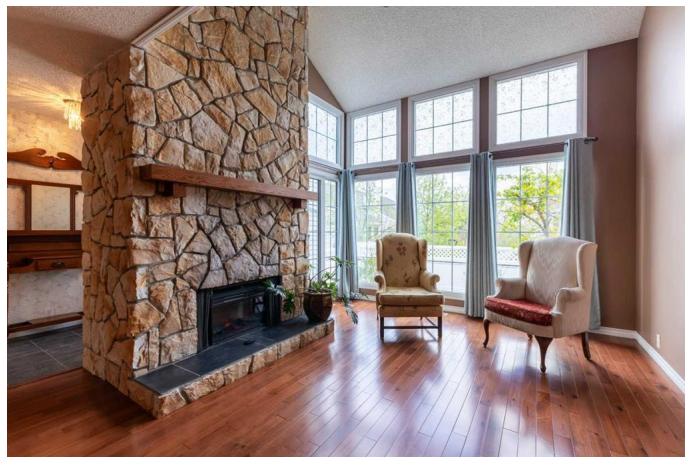
Beddington Heights, Calgary, Alberta

This Spacious townhome comes with an attached double garage, a large main living room with vaulted ceilings, a wood-burning fireplace (currently equipped with an electric insert), and hardwood floors. The amply sized master bedroom is equipped with large closets and a 3-piece ensuite. The upper level also includes a second bedroom, plus a loft area that overlooks the living room and can be used as a sitting area or office. The basement is undeveloped and currently holds the laundry area. The main entrance is accessed through an enclosed garden area, which is maintained by the strata.

Built in 1979

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2220264      |
| Price          | \$420,000     |
| Bedrooms       | 2             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,301         |
| Acres          | 0.00          |
| Year Built     | 1979          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |



## Community Information

|             |                            |
|-------------|----------------------------|
| Address     | 67, 28 Berwick Crescent Nw |
| Subdivision | Beddington Heights         |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3K 1Y7                    |

## Amenities

|                |  |
|----------------|--|
| Amenities      | Snow Removal, Trash, Visitor Parking   |
| Utilities      | Cable Connected, Electricity Connected, Garbage Collection, Natural Gas Connected, Phone Connected, Sewer Connected, Water Connected |
| Parking Spaces | 2  |
| Parking        | Double Garage Attached, Heated Garage  |
| # of Garages   | 2  |

## Interior

|                   |  |
|-------------------|--|
| Interior Features | Ceiling Fan(s), Chandelier, No Animal Home, No Smoking Home, Vaulted Ceiling(s)  |
| Appliances        | Dishwasher, Electric Oven, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings, Gas Water Heater |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Electric, Living Room, Wood Burning, Blower Fan  |
| # of Stories      | 2  |
| Has Basement      | Yes  |
| Basement          | Full, Unfinished   |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Private Yard                                       |
| Lot Description   | Back Lane, Interior Lot, Low Maintenance Landscape |
| Roof              | Asphalt Shingle                                    |
| Construction      | Concrete, Vinyl Siding, Wood Frame                 |
| Foundation        | Poured Concrete                                    |

## Additional Information

|             |                |
|-------------|----------------|
| Date Listed | May 15th, 2025 |
|-------------|----------------|

|                |      |
|----------------|------|
| Days on Market | 1    |
| Zoning         | M-C1 |
| HOA Fees       | 533  |
| HOA Fees Freq. | MON  |

### **Listing Details**

|                |                              |
|----------------|------------------------------|
| Listing Office | RE/MAX Real Estate (Central) |
|----------------|------------------------------|

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