

# \$389,999 - 110 Falshire Terrace Ne, Calgary

MLS® #A2214861

**\$389,999**

3 Bedroom, 3.00 Bathroom, 989 sqft  
Residential on 7.14 Acres

Falconridge, Calgary, Alberta

Welcome to this beautifully newly renovated townhouse, offering almost 1400 square feet of livable space! Located in a quiet complex, this townhouse offers several new features including a brand-new furnace and hot water tank (2023), as well as newer windows throughout.

On the main floor you will be welcomed into a spacious living room with a new and modern 2 piece bath. Step into the bright kitchen with white cabinetry, brand new LVP floor runs throughout the main floor, adding a modern feel. Off the kitchen is a fully fenced, no maintenance, private backyard—ideal for summer BBQs and entertaining.

Upstairs, the generous primary bedroom is accompanied by two additional bedrooms and a full four-piece bathroom, offering comfort and functionality for families or guests. The fully finished basement features a recreation room perfect for a family room or home office, another modern full bathroom, and a laundry area with additional storage.

Located in the family-friendly community of Falconridge, the property is close to four schools, the community center, NESS Sportsplex, shopping plazas, medical facilities, restaurants, and public transit. Enjoy quick access to the C-Train, McKnight Boulevard, Deerfoot Trail, Stoney Trail, and the airport. Don't miss your chance to own this move-in-ready gem—book your showing today!



Built in 1982

## Essential Information

MLS® #	A2214861
Price	\$389,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	989
Acres	7.14
Year Built	1982
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

## Community Information

Address	110 Falshire Terrace Ne
Subdivision	Falconridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 3B3

## Amenities

Amenities	None
Parking Spaces	1
Parking	Stall

## Interior

Interior Features	No Animal Home, No Smoking Home
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	Back Yard
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 1st, 2025
Days on Market	8
Zoning	M-C1

### **Listing Details**

Listing Office	Real Broker
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