

# \$524,999 - 88 Abingdon Crescent Ne, Calgary

MLS® #A2192693

**\$524,999**

3 Bedroom, 2.00 Bathroom, 1,270 sqft

Residential on 0.09 Acres

Abbeydale, Calgary, Alberta

**\*Beautifully Renovated Home in Abbeydale\***

This charming home has been upgraded with new siding and a new roof on both the house and the oversized double detached garage.

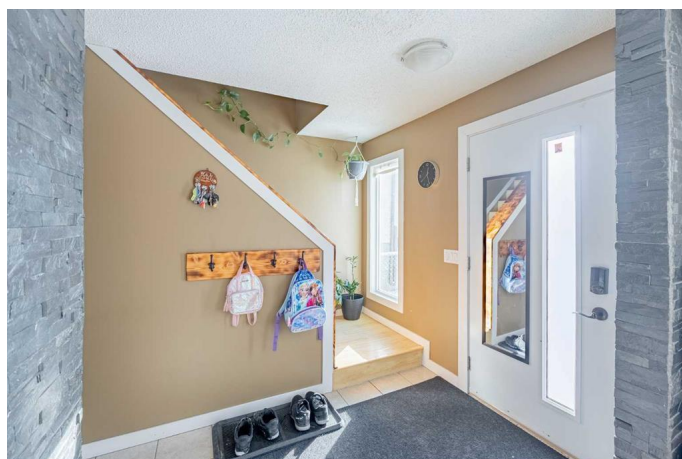
Step inside to discover stylish custom stone feature walls, a barn wood accent wall and a cozy custom bench in the kitchen, perfect for family meals. The bright white kitchen features stainless steel appliances and a double oven, making it a dream for any home chef. Enjoy new baseboards, casings and updated bathrooms, so you can move in stress-free.

With a private basement side entrance and a large patio door leading to an oversized deck and spacious backyard, this home is perfect for entertaining. Plus, lots of natural light and low maintenance laminate flooring make upkeep a breeze. Located just steps from a playground and close to all amenities, this home would not last long. Book your showing today!

Built in 1980

## Essential Information

MLS® #	A2192693
Price	\$524,999
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,270



Acres	0.09
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	88 Abingdon Crescent Ne
Subdivision	Abbeydale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2A 6S3

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Built-in Features
Appliances	Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

### Exterior

Exterior Features	Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	February 5th, 2025
Days on Market	73

Zoning                      R-CG

**Listing Details**

Listing Office              eXp Realty

Data is supplied by Pillar 9â,,ç MLSÂ® System. Pillar 9â,,ç is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,,ç. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.