

\$421,900 - 1404, 7451 Falconridge Boulevard Ne, Calgary

MLS® #A2227076

\$421,900

3 Bedroom, 3.00 Bathroom, 1,409 sqft
Residential on 0.00 Acres

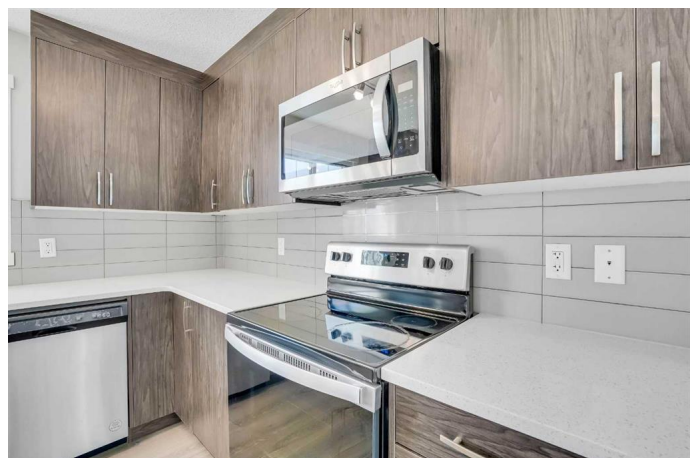
Martindale, Calgary, Alberta

LOCATION ! LOCATION ! LOCATION !
GORGEOUS THREE BEDROOM , 2.5
BATHS CORNER UNIT WITH VERY OPEN
AND APPEALING LAY OUT, VERY
SPACIOUS, HUGE LIVING ROOM,
BEAUTIFUL KITCHEN AND DINING AREA,
STEPS AWAY FROM GENESIS CENTRE,
WALKING DISTANCE TO ALL OTHER
AMENITIES LIKE LRT, TRANSIT,
SHOPPING, BANKING, SWIMMING,
SCHOOLS ETC. A MUST SEE ! VACANT
FOR IMMEDIATE POSSESSION .

Built in 2022

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2227076 |
| Price | \$421,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,409 |
| Acres | 0.00 |
| Year Built | 2022 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 2 Storey |
| Status | Active |



Community Information

| | |
|-------------|-------------------------------------|
| Address | 1404, 7451 Falconridge Boulevard Ne |
| Subdivision | Martindale |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3J 0Z8 |

Amenities

| | |
|----------------|-----------------|
| Amenities | Visitor Parking |
| Parking Spaces | 1 |
| Parking | Stall |

Interior

| | |
|-------------------|--|
| Interior Features | Kitchen Island, No Animal Home, No Smoking Home |
| Appliances | Dishwasher, Electric Range, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | Forced Air |
| Cooling | None |
| Basement | None |

Exterior

| | |
|-------------------|--|
| Exterior Features | Other |
| Lot Description | Back Yard, Landscaped, No Neighbours Behind, See Remarks |
| Roof | Asphalt Shingle |
| Construction | Vinyl Siding, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | June 3rd, 2025 |
| Days on Market | 37 |
| Zoning | M-C2 |

Listing Details

| | |
|----------------|------------------------|
| Listing Office | MaxWell Capital Realty |
|----------------|------------------------|

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