\$639,500 - 311 Rundlelawn Road Ne, Calgary

MLS® #A2203894

\$639,500

4 Bedroom, 3.00 Bathroom, 1,106 sqft Residential on 0.11 Acres

Rundle, Calgary, Alberta

Welcome to this bright and tastefully renovated 4 bedroom, 2.5 bathroom bi-level with south facing yard and double detached garage on a quiet street conveniently located within walking distance of the Rundle LRT, Sunridge Mall, Peter Lougheed Hospital, play-parks and four schools. The main level has a functional layout which includes a spacious living room and dining room that flows into the kitchen. The patio doors off the dining room open onto a three tiered deck. There is a second rear entrance, a man door, opening onto the deck. The primary bedroom with 2-piece ensuite, plus 2 bedrooms and a 4-piece bathroom complete the main floor. Front entrance stairway leads to a fully developed basement with egress windows, a huge family room, a large bedroom with 2 sizeable closets, a 3piece bathroom, a laundry and furnace room with ample storage space plus additional storage area under the stairs (accessible from the family room and bedroom). The main floor was renovated in 2017 complete with white kitchen cabinets, laminate countertops, backsplash, stainless steel dishwasher and refrigerator and new stainless steel range and microwave hood fan (in 2025), vinyl plank flooring throughout, windows, blinds, interior doors, trim, bathroom counters, toilets, bathtub and lighting. The lower level was updated in 2025 with new carpet, bathroom shower and ceiling tiles, interior doors, lighting and mirrored closet doors in the bedroom. Other updates include roof shingles replaced in







2016, hot water tank replaced in 2022, rebuilt deck 2023, new fence 2024 and furnace inspection (2025). Lovely fully fenced south facing yard and a paved alley. Pride of ownership is very evident in this well kept, renovated home. Must be viewed to be appreciated, do not miss out on this one!

Built in 1977

Essential Information

MLS® # A2203894 Price \$639,500

Bedrooms 4
Bathrooms 3.00

Full Baths 2 Half Baths 1

Square Footage 1,106 Acres 0.11 Year Built 1977

Type Residential
Sub-Type Detached
Style Bi-Level
Status Active

Community Information

Address 311 Rundlelawn Road Ne

Subdivision Rundle
City Calgary
County Calgary
Province Alberta
Postal Code T1Y 3P2

Amenities

Parking Spaces 2

Parking Double Garage Detached

of Garages 2

Interior

Interior Features Closet Organizers, See Remarks

Appliances Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan,

Refrigerator, Washer, Window Coverings, Electric Range

Heating Forced Air

Cooling None
Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, See Remarks

Roof Asphalt Shingle

Construction Brick, Metal Siding

Foundation Poured Concrete

Additional Information

Date Listed March 25th, 2025

Days on Market 9

Zoning R-CG

Listing Details

Listing Office RE/MAX Realty Professionals

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