

# \$379,900 - 41, 1515 Falconridge Drive Ne, Calgary

MLS® #A2244641

**\$379,900**

3 Bedroom, 2.00 Bathroom, 1,096 sqft

Residential on 0.00 Acres

Falconridge, Calgary, Alberta

Welcome to this beautifully renovated 3-bedroom, 1.5-bath townhouse tucked into a quiet, well-managed complex in the family-friendly community of Falconridge.

Thoughtfully upgraded throughout, this home offers a fresh, move-in-ready interior paired with a functional layout designed for modern living.

Step inside to an inviting main floor featuring durable new flooring, contemporary lighting, and a spacious living room anchored by a cozy fireplace—perfect for relaxing or entertaining.

The updated kitchen boasts sleek stainless steel appliances, refreshed cabinetry, and ample space for dining, while a convenient 2-piece powder room adds practicality for guests. Upstairs, you'll find three generously sized bedrooms and a full 4-piece bathroom—ideal for families or shared living. The finished basement provides excellent bonus space for a media room, home office, or kids' play area, along with a dedicated laundry room and plenty of storage.

Enjoy your private outdoor space, assigned parking, and the convenience of being just minutes from schools, shopping, transit, and major routes. Whether you're a first-time buyer, downsizer, or investor, this home offers outstanding value, comfort, and style. Book your private showing today!

Built in 1980

## Essential Information



MLS® #	A2244641
Price	\$379,900
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,096
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

### Community Information

Address	41, 1515 Falconridge Drive Ne
Subdivision	Falconridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3J 1L8

### Amenities

Amenities	Playground, Visitor Parking
Parking Spaces	1
Parking	Stall

### Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Partially Finished

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Landscaped, Corner Lot

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	August 1st, 2025
Days on Market	1
Zoning	M-C1 d38

**Listing Details**

Listing Office	Real Broker
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