\$385,000 - 188 Abinger Crescent Ne, Calgary

MLS® #A2215269

\$385,000

3 Bedroom, 2.00 Bathroom, 1,188 sqft Residential on 0.12 Acres

Abbeydale, Calgary, Alberta

An updated family home for under \$400,000?! You got it! Welcome to this beautifully updated duplex, in the community of Abbeydale. Upon entering, you're greeted with gorgeous vinyl plank flooring all through out the main floor. Your large living room brings in a ton of natural light from the massive window. Electrical is all set up to mount a TV and watch all your favorite movies and shows! Head on over to the spacious kitchen that has absolutely no shortage of storage. Equipped with stainless steel appliance and custom cabinets, this is a kitchen you can easily fall in love with. A dining area and a two piece bathroom wrap up the main floor. Head on upstairs, where you will find 3 generously sized bedrooms, as well as a lovely 4 piece bathroom. Down in the unfinished basement, you can get real creative with making it how you want it. You'll find your laundry (with a sink!) and a ton of space to customize it however you may please. This home is located on a pie lot, so your backyard is MASSIVE, but if you need more space to have 4 Football games happening at once, fret none! This home backs onto a green space, with a huge field, baseball diamond, hockey rink and tennis courts! Call your favorite REALTOR® today to view this gorgeous home!







Built in 1979

Essential Information

MLS® # A2215269 Price \$385,000

Bedrooms 3
Bathrooms 2.00
Full Baths 1
Half Baths 1

Square Footage 1,188
Acres 0.12
Year Built 1979

Type Residential

Sub-Type Semi Detached

Style 2 Storey, Side by Side

Status Active

Community Information

Address 188 Abinger Crescent Ne

Subdivision Abbeydale
City Calgary
County Calgary
Province Alberta
Postal Code T2A6L3

Amenities

Parking Spaces 1

Parking Off Street, Parking Pad

Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Electric Range, Refrigerator, Washer

Heating Natural Gas, Central

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Electric

Has Basement Yes

Basement Unfinished, See Remarks

Exterior

Exterior Features None

Lot Description Back Yard, Backs on to Park/Green Space, Garden, Pie Shaped Lot,

Few Trees

Roof Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed April 28th, 2025

Days on Market 1

Zoning R-CG

Listing Details

Listing Office First Place Realty

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