216 Faldale Close NE

Calgary | Active | MLS® A2359171

$474,900









Bedrooms	Bathrooms	Year Built	Living area
4	**2**	**1981**	**861.2 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by URBAN-REALTY.ca

A closer look

Offering EXCEPTIONAL VALUE, space, & updates inside and out,. This property sits on an expansive corner lot bordered by a charming GREEN SPACE with PICNIC TABLES on one side and a LOW MAINTENANCE front yard.

Step onto durable TILED flooring throughout the main floor, which features 2 good sized bedrooms, LARGE LIVING ROOM and a FULL bathroom. The bright, functional kitchen is equipped with GRANITE countertops and STAINLESS STEEL appliances, flowing seamlessly into a cozy dining NOOK with direct access to the back DECK & PATIO-perfect for morning coffee or summer barbecues.

In the Basement, you'll find 2 spacious BEDROOMS, a FAMILY ROOM with stylish, low-maintenance VINYL PLANK flooring, a three-piece bathroom, and a dedicated laundry room. The lower level is filled with natural light thanks to 2 large EGRESS WINDOWS.
Enjoy true PEACE OF MIND with major big-ticket UPGRADES already completed, including:
• Brand-new SIDING on both the house and garage
• Newer ROOF and newer FENCING
• High-efficiency FURNACE (less than a year old)
• OVERSIZED insulated double car detached GARAGE with 2 big windows plus dedicated RV PARKING
Ideally located in a convenient, family-friendly community, you are just minutes from local schools, shopping centres, and public transit. This turnkey gem has it all-book your private showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2359171
Bedrooms	4
Bathrooms	2
Year Built	1981
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0

Num Illegal Suites:	0
Home Style:	Bungalow
Total Living Area:	861.2 sq. ft.
Main Level Finished Area:	861.2 sq. ft.
Below Grade Finished Area:	651.3 sq. ft.
Acreage:	No
Lot Area:	4,348 sq. ft.
Lot Frontage:	47'5"
Front Exposure:	East
Floor Location:	Ground
Levels:	One
Total Rooms Above Grade:	6
Year built:	1981 (Age: 45)
Bedrooms:	4 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	2
Bedrooms Below Grade:	2
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	8011556
Heating:	High Efficiency
Basement:	Full, Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	House

Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Ceramic Tile, Vinyl Plank
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Alley Access, Double Garage Detached, Garage Door Opener, Off Street, Oversized, RV Access/Parking
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	In Basement
City Quadrant:	Northeast
Community:	Falconridge
Appliances:	Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer
Inclusions:	LEFTOVER SIDING, PAINT, 1 GARAGE REMOTE CONTROL
Restrictions:	Utility Right Of Way
Main Floor	Bedroom - Primary · 13' × 9'11" ·
Main Floor	Bedroom · 12'3" × 8'11" ·
Main Floor	Living Room · 15' × 14'7" ·
Main Floor	Kitchen · 11' × 8'11" ·
Main Floor	Dining Room · 8'11" × 7'3" ·
Main Floor	Entrance · 6'2" × 3'3" ·
Main Floor	Other · 17'7" × 10'7" ·
Basement	Bedroom · 13'10" × 10'6" ·
Basement	Bedroom · 10'6" × 9'7" ·

Basement	Family Room · 17'6" × 10'7" ·
Basement	Walk-In Closet · 7'9" × 2'9" ·
Basement	Laundry · 11'7" × 9'9" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	Granite Counters
Exterior Features:	Playground, Private Yard
Patio And Porch Features:	Deck, Front Porch, Patio
Lot Features:	Back Lane, Corner Lot, Front Yard, Landscaped, Low Maintenance Landscape, Paved, Street Lighting, Treed
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NE
Zoning:	R-C1
Listed Date:	Nov 17, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/216-faldale-close-ne-calgary-a2359171/

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