

# **\$315,000 - 43, 5425 Pensacola Crescent Se, Calgary**

MLS® #A2227926

**\$315,000**

3 Bedroom, 2.00 Bathroom, 1,146 sqft

Residential on 0.00 Acres

Penbrooke Meadows, Calgary, Alberta

This beautifully maintained and updated 3 bedroom end-unit townhouse adjacent to greenspace and parking right in front and along the park in Penbrooke Meadows. Ideally located on the edge of the complex right next to Penbrooke School Park, with ample street parking right outside the front door on Pensdale Road so you don't have to lug your kids and groceries through the complex to get to your unit. Offering the perfect blend of comfort and convenience. Featuring 3 bedrooms, 1.5 bathrooms, and an upgraded kitchen boasting stainless steel appliances, modern cabinetry and plenty of counter space. The spacious master bedroom includes a walk-in closet with a sunny south view of the yard and grass field. The private fenced backyard with mature Lilacs and other perennials next to acres of green space provides for outdoor relaxation and sports with the kids, gardening or entertaining. Recently upgraded with a new high efficiency furnace and humidifier as well as central air-conditioning ensuring year-round comfort and efficiency. Located near schools, shopping, dining, and major transit routes, this home combines outdoor serenity with urban convenience. Don't miss out on your opportunity to call it home! Sellers will payout the remaining balance of the special assessment used for upgrades and to enhance the reserve fund (currently on the payment plan).



Built in 1969

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2227926      |
| Price          | \$315,000     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,146         |
| Acres          | 0.00          |
| Year Built     | 1969          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 43, 5425 Pensacola Crescent Se |
| Subdivision | Penbrooke Meadows              |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T2A 2G7                        |

## Amenities

|                |                            |
|----------------|----------------------------|
| Amenities      | Park                       |
| Parking Spaces | 1                          |
| Parking        | Assigned, On Street, Stall |

## Interior

|                   |                                                                                              |
|-------------------|----------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                                                               |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Humidifier, Refrigerator, Washer |
| Heating           | Central, Natural Gas                                                                         |
| Cooling           | Central Air                                                                                  |
| Has Basement      | Yes                                                                                          |
| Basement          | Full, Unfinished                                                                             |

## Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Other, Private Entrance, Private Yard   |
| Lot Description   | Backs on to Park/Green Space, Back Yard |
| Roof              | Asphalt Shingle                         |
| Construction      | Concrete, Vinyl Siding                  |
| Foundation        | Poured Concrete                         |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 19th, 2025 |
| Days on Market | 144             |
| Zoning         | M-C1            |

**Listing Details**

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

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