

\$649,900 - 6712 23 Avenue Ne, Calgary

MLS® #A2261940

\$649,900

5 Bedroom, 3.00 Bathroom, 1,084 sqft
Residential on 0.11 Acres

Pineridge, Calgary, Alberta

Welcome to this beautifully upgraded bungalow located in the desirable community of Pineridge! This home offers a prime location, just minutes away from schools, grocery stores, restaurants, and public transit.

The main level features several upgrades, new flooring, fresh paint throughout, and modern kitchen cabinets. You'll also find brand-new appliances on the main level, including a gas stove, dishwasher, and refrigerator.

Downstairs, the fully finished basement includes an illegal suite with its own separate laundry, making it ideal for living upstairs and renting out the lower level. The basement bedroom is equipped with new egress windows for added safety and comfort.

A double detached garage at the back provides secure parking for two vehicles, with a paved back alley for easy access.

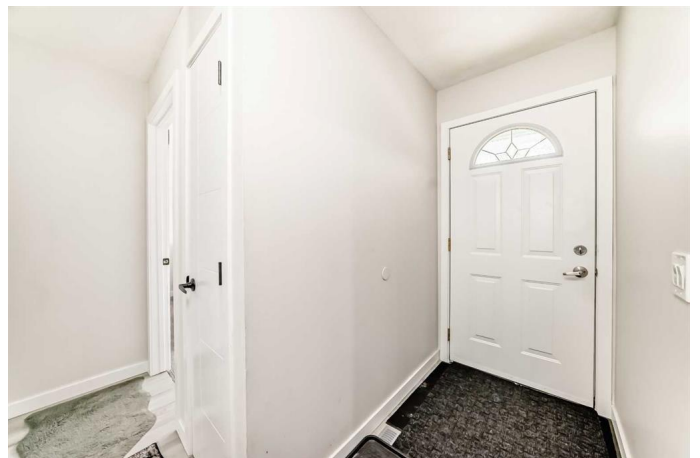
Don't miss your chance to own this move-in-ready home! Contact your favorite Realtor today!

Built in 1974

Essential Information

MLS® # A2261940

Price \$649,900



Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,084
Acres	0.11
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	6712 23 Avenue Ne
Subdivision	Pineridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y1V4

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Dryer, Electric Stove, Gas Stove, Refrigerator, Washer, Washer/Dryer Stacked, Gas Water Heater
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
-------------------	--------------

Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Aluminum Siding, Brick, Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	October 2nd, 2025
Days on Market	30
Zoning	R-CG

Listing Details

Listing Office	Creekside Realty
----------------	------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.