

# \$469,000 - 6109 5 Street Se, Calgary

MLS® #A2242677

**\$469,000**

3 Bedroom, 1.00 Bathroom, 944 sqft

Residential on 0.12 Acres

Penbrooke Meadows, Calgary, Alberta

This is your opportunity to own an affordable home in the inner-city community of Pembroke Meadows. This 3 bed 1 bath home has updated flooring and bathroom features, plus a high efficiency furnace and newer hot water tank. A generous front yard greets you as you then continue to the huge back yard for entertaining family and friends for BBQ time and 1 off street parking spot as well. With such a large backyard a garage could be added in future to keep that car inside or rent out to your tenants as a fantastic rental property. If you are looking for a home that is centrally located, close to shopping, restaurants, transit, schools, parks and more then this little gem is your next home/investment!

Built in 1976

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2242677      |
| Price          | \$469,000     |
| Bedrooms       | 3             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 944           |
| Acres          | 0.12          |
| Year Built     | 1976          |
| Type           | Residential   |
| Sub-Type       | Semi Detached |



|        |                        |
|--------|------------------------|
| Style  | Side by Side, Bungalow |
| Status | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 6109 5 Street Se  |
| Subdivision | Penbrooke Meadows |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T2A 3V7           |

### Amenities

|                |            |
|----------------|------------|
| Parking Spaces | 4          |
| Parking        | Off Street |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                                             |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer |
| Heating           | Forced Air, Natural Gas                                                    |
| Cooling           | None                                                                       |
| Has Basement      | Yes                                                                        |
| Basement          | Finished, Full                                                             |

### Exterior

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Private Yard          |
| Lot Description   | Back Yard, Corner Lot |
| Roof              | Asphalt Shingle       |
| Construction      | Wood Frame            |
| Foundation        | Poured Concrete       |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 23rd, 2025 |
| Days on Market | 9               |
| Zoning         | M-C1 d75        |

### Listing Details

|                |              |
|----------------|--------------|
| Listing Office | Comox Realty |
|----------------|--------------|

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