

# \$274,990 - 5407 Rundlehorn Drive Ne, Calgary

MLS® #A2212180

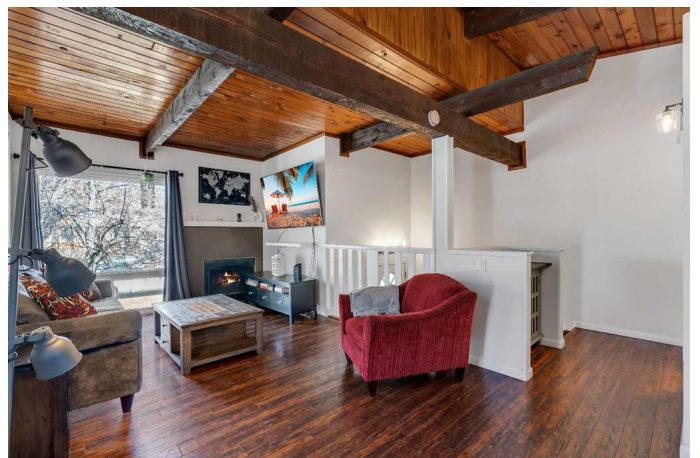
**\$274,990**

2 Bedroom, 1.00 Bathroom, 525 sqft

Residential on 0.00 Acres

Pineridge, Calgary, Alberta

COZY & RUSTIC CABIN-LIKE BI-LEVEL DUPLEX WITH VAULTED CEILINGS, PRIVATE DECK & PARKING! Welcome to 5407 Rundlehorn Drive NE – a charming and unique 2-bed, 1-bath home offering nearly 900 SQFT of developed living space in a family-friendly, amenity-rich community. With all the must-haves already in place and creature comforts like a gas fireplace, back deck with gas line & a gas stove, this home offers unbeatable value with LOW condo fees! As you step inside, you're greeted by a split-level foyer with soaring ceilings, coat storage and access to both levels. Head upstairs to find a STUNNING vaulted cedar plank ceiling with exposed beams – a rare architectural feature that brings warmth and a cozy, CABIN-LIKE ambiance to the home. The open-concept main living area features a generous living room with gas fireplace and oversized picture windows that fill the space with natural light. The central dining area offers ample room for entertaining and flows into a galley-style kitchen outfitted with stainless steel appliances including a gas stove, espresso-toned cabinetry, glass subway tile backsplash, and a kitchen sink window to look out at the back deck. The back door off of the dining room leads onto a private South-facing deck, ideal for summer barbecues, morning coffee, or evening relaxation under the stars. Back inside & down the hall, you'll find a beautifully decorated 4-piece bathroom, complete with a large vanity with plenty of



counter space & storage, plus a soaker tub with oversized tile surround. Heading to the lower level, you'll discover two comfortable and good-sized private bedrooms. The primary bedroom is spacious enough for a king-sized bed and features a large window, while the second bedroom offers flexibility for use as a guest room, office, or kid's bedroom. You'll also find a convenient in-unit laundry area, storage, and utility room on this level. The unit comes with an assigned parking stall (#76) and a newer roof (completed 2021) for peace of mind, plus the owner is happy to include all furnishings in the sale! This well-managed complex is pet-friendly and located just steps from schools like Lester B. Pearson, parks like Pineridge Outdoor Rink, recreation like Village Square Leisure Centre, & lots of shopping like Trans Canada Shopping Centre, Sunridge Mall & Costco. You're also minutes from major roads like 16th Ave & Stoney Trail, making commutes around the city a breeze & lots of public transportation options including the nearby Rundle LRT station for access to all of Calgary. Jumping in the car: Downtown is a 15 min drive (11.2 KM), Airport is a 22 min (12.1 KM), & Banff is a 1 hr 37 min drive (133KM).

Built in 1975

### **Essential Information**

MLS® #	A2212180
Price	\$274,990
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	525
Acres	0.00
Year Built	1975
Type	Residential
Sub-Type	Semi Detached

Style	Side by Side, Bi-Level
Status	Active

### Community Information

Address	5407 Rundlehorn Drive Ne
Subdivision	Pineridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 2C2

### Amenities

Amenities	Parking, Visitor Parking
Parking Spaces	1
Parking	Assigned, Stall

### Interior

Interior Features	Beamed Ceilings, Built-in Features, Chandelier, High Ceilings, Open Floorplan, Vaulted Ceiling(s), Master Downstairs
Appliances	Dishwasher, Dryer, Gas Stove, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Walk-Up To Grade

### Exterior

Exterior Features	Gas Grill
Lot Description	Back Lane, Level, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 23rd, 2025
Days on Market	81

Zoning

M-C1

## **Listing Details**

Listing Office

RE/MAX First

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