

# \$434,900 - 6419 26 Avenue Ne, Calgary

MLS® #A2251446

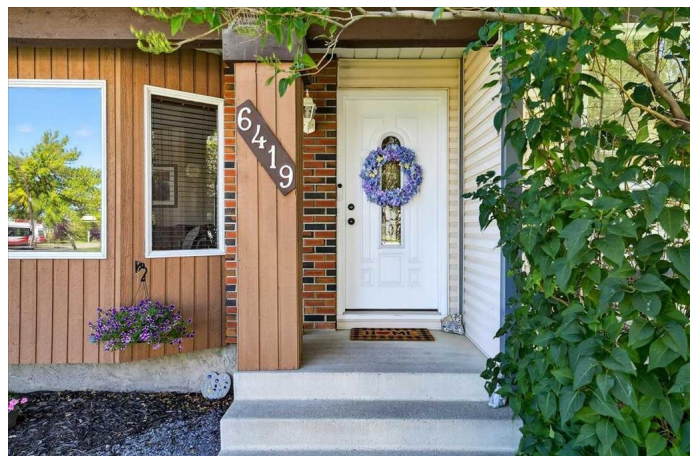
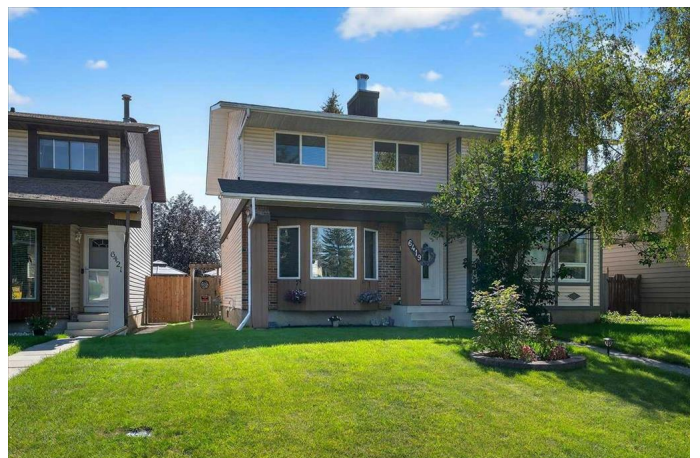
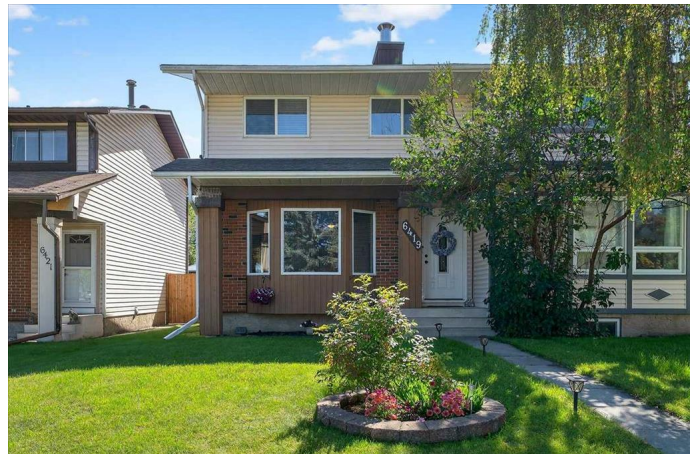
**\$434,900**

3 Bedroom, 2.00 Bathroom, 1,208 sqft

Residential on 0.07 Acres

Pineridge, Calgary, Alberta

Stylish, Upgraded and Move-In Ready! This charming semi-detached home is a meticulously maintained gem where pride of ownership shines in every detail. From the moment you enter, you'll be welcomed by a warm and inviting living room anchored by a charming wood-burning fireplace, perfect for cozy winter evenings. The eat-in kitchen features updated cabinets, stainless steel appliances, a fabulous pantry, laminate countertops, modern lighting, and upgraded flooring that ties it all together. A beautifully refreshed powder room completes the main floor with style and function. Upstairs, you'll find three generously sized bedrooms and a full bathroom boasting upgraded tub and surround, vanity, toilet, lighting, and flooring. The developed lower level offers a family room, a well-equipped laundry area with washer, dryer, and laundry tub, plus abundant storage and space for a potential fourth bedroom. The back yard offers a two-tiered deck and a nicely landscaped yard that includes the hot tub as well as a 9x14 insulated, wired shed (with additional storage, workbench, and cupboards), RV parking, and space for a future double garage. Updates over the years include roofing shingles (2010), furnace (2011), hot water tank (2019), deck boards (2021), Smart Technology appliances (2022), upper toilet (2023), washer & dryer (2024), rainfall showerhead (2024), interior doors, windows, and custom blinds. Located diagonally across from Pinecliff Park



and close to schools, shopping, transit, and every amenity. Convenient to Deerfoot and Stoney Trails. List of area schools available. Viewing times are available after 5 pm Monday-Friday, or during the day on weekends. Book today so you don't miss out. We can't wait to show you around!

Built in 1978

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | A2251446               |
| Price          | \$434,900              |
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,208                  |
| Acres          | 0.07                   |
| Year Built     | 1978                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 6419 26 Avenue Ne |
| Subdivision | Pineridge         |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T1Y 4H2           |

**Amenities**

|                |                                                     |
|----------------|-----------------------------------------------------|
| Parking Spaces | 2                                                   |
| Parking        | Alley Access, Off Street, Parking Pad, Side By Side |

**Interior**

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), No Smoking Home, Pantry, Storage, Vinyl Windows |
|-------------------|-----------------------------------------------------------------|

|                 |                                                                                                 |
|-----------------|-------------------------------------------------------------------------------------------------|
| Appliances      | Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| Heating         | Forced Air                                                                                      |
| Cooling         | None                                                                                            |
| Fireplace       | Yes                                                                                             |
| # of Fireplaces | 1                                                                                               |
| Fireplaces      | Living Room, Wood Burning                                                                       |
| Has Basement    | Yes                                                                                             |
| Basement        | Full, Partially Finished                                                                        |

## Exterior

|                   |                                                                                     |
|-------------------|-------------------------------------------------------------------------------------|
| Exterior Features | Private Yard, Storage                                                               |
| Lot Description   | Back Lane, Back Yard, Front Yard, Level, Low Maintenance Landscape, Rectangular Lot |
| Roof              | Asphalt Shingle                                                                     |
| Construction      | Brick, Vinyl Siding, Wood Frame                                                     |
| Foundation        | Poured Concrete                                                                     |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 26th, 2025 |
| Days on Market | 19                |
| Zoning         | R-CG              |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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