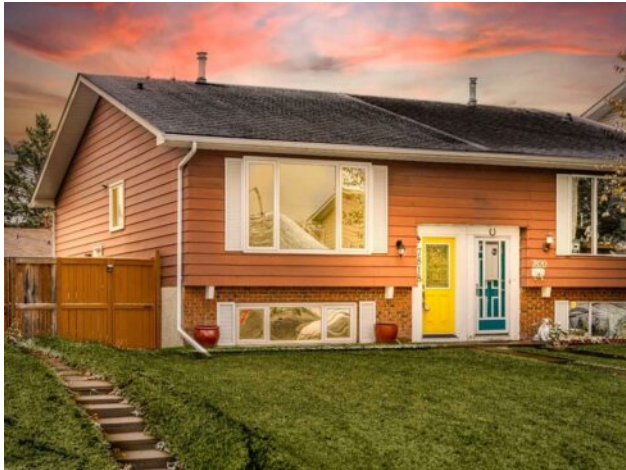


**7818 21 Street SE**  
**Calgary, Alberta**

**MLS # A2176029**



**\$464,900**

<b>Division:</b>	Ogden		
<b>Type:</b>	Residential/Duplex		
<b>Style:</b>	Bi-Level, Side by Side		
<b>Size:</b>	878 sq.ft.	<b>Age:</b>	1977 (47 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	1 full / 1 half
<b>Garage:</b>	Parking Pad		
<b>Lot Size:</b>	0.07 Acre		
<b>Lot Feat:</b>	Back Lane, Landscaped, Level		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Carpet, Hardwood, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full	<b>LLD:</b>	-
<b>Exterior:</b>	Brick, Vinyl Siding, Wood Frame	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Vinyl Windows		

**Inclusions:** N/A

Bright & Updated Semi-Detached Gem in Ogden. Welcome to this well-maintained, move-in ready semi-detached home in vibrant Ogden, featuring 2 bedrooms on the main floor with a full bathroom. The main level's open layout also includes a spacious living room, a dedicated dining area next to the kitchen, perfect for both relaxing and entertaining. The convenient side entrance connects easily to the backyard and private parking space, adding to the home's appeal. The naturally lit basement expands your options with 2 additional rooms—ideal for bedrooms, a home office, or guest space, alongside a bright living area, half bathroom, laundry room, and large storage room. Lovingly updated over the years by the original owner, this home shows quality and care in every corner. Located near Riverbend, Quarry Park, and Deerfoot Meadows, you are minutes away from all essential amenities. Quick access to Deerfoot and Glenmore Trails makes commuting easy, while nearby Carburn Park along the Bow River offers paths and green spaces for outdoor enthusiasts. Don't miss this opportunity to settle into a well-cared-for home in a great location! Please see video and 3D tour.