

# \$500,000 - 267 Falton Drive Ne, Calgary

MLS® #A2207921

## \$500,000

3 Bedroom, 2.00 Bathroom, 1,152 sqft  
Residential on 0.07 Acres

Falconridge, Calgary, Alberta

Welcome to 267 Falton Dr NE, a lovingly cared-for home in the heart of Falconridge, offering a clean slate for your personal touch. Built in 1982, this three bedroom property has been meticulously maintained with no pets or smoking, though it awaits modern updates to unlock its full potential. Perfectly positioned just minutes from Calgary International Airport, nearby shopping, the NESS Sportsplex, Schools and Stoney Trail for easy commuting, this is an ideal opportunity for buyers seeking a solid foundation in a convenient location. A double car detached garage makes leaving home in the winter so much nicer. Move-in ready with room to renovate—make it your own!

Built in 1982

### Essential Information

MLS® #	A2207921
Price	\$500,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,152
Acres	0.07
Year Built	1982
Type	Residential
Sub-Type	Detached



Style 2 Storey  
Status Active

### Community Information

Address 267 Falton Drive Ne  
Subdivision Falconridge  
City Calgary  
County Calgary  
Province Alberta  
Postal Code T3J2W8

### Amenities

Parking Spaces 2  
Parking Double Garage Detached, Off Street  
# of Garages 2

### Interior

Interior Features No Animal Home, No Smoking Home, Vinyl Windows  
Appliances Dishwasher, Dryer, Electric Stove, Humidifier, Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Water Conditioner  
Heating Forced Air, Natural Gas  
Cooling None  
Has Basement Yes  
Basement Full, Partially Finished

### Exterior

Exterior Features Private Yard  
Lot Description Back Lane, Back Yard, Front Yard, Rectangular Lot, Gentle Sloping  
Roof Asphalt Shingle  
Construction Mixed  
Foundation Poured Concrete

### Additional Information

Date Listed April 10th, 2025  
Days on Market 4  
Zoning RC-2

### Listing Details

Listing Office Unison Realty Group Ltd.

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