# \$349,000 - 2, 112 Erin Grove Close Se, Calgary

MLS® #A2267968

## \$349,000

3 Bedroom, 2.00 Bathroom, 1,125 sqft Residential on 0.00 Acres

Erin Woods, Calgary, Alberta

DETAILED RENOVATION LIKE A SHOWHOME | LOT OF CUSTOM WORK | All New LVP Flooring | Custom Electric Fireplace | Brand New Kitchen Matte Cabinet | Brand New Kitchen Appliance from Costco | All Quarzt Counter Top through the house | Custom Standing Shower | New Hardware and Doors | Brand New Deck | Brand New 3 Windows in all 3 Bedrooms | Newer Window Living Room | Newer Furnace | Brand New Zebra Blind in Main Floor. Welcome to #2, 112 Erin Grove Close SE, a 3 bedroom 1.5 bath two-storey townhome nestled in the heart of Calgary's Erin Woods community. This home has been fully renovated from top to bottom with premium materials, exceptional craftmanship, functional and style. Luxury vinyl plank floor throughout the house, brand new bedroom windows, brand new kitchen cabinets brand new appliances and bathroom amenities, new deck. Back lane is accessible with one assigned parking slot, and lots of parking right in front of the house. On entering the main foyer, you will find a bright living room, with large windows and a stylish fireplace providing a cozy and modern feel. Kitchen has been fully renovated with quartz counter top, with a large windows overlooking the deck and backyard. Upstairs boasts 3 good sized bedrooms and a full bathroom with modern lights and standing shower. The basement is spacious and not finished, awaiting your personal touch. Located in the tranquil Erin Woods neighborhood, this home



#### 112 Erin Grove Close SE # 2 Features

- 1. DETAILED RENOVATION LIKE A SHOWHOME / LOT OF CUSTOM WORK
- 2. All New LVP Flooring with Custom Stair
- 3. Custom Electric Fireplace
- 4. Brand New Kitchen Matte Cabinet
- 5. Brand New Kitchen Appliance from Costco
- 6. All Quartz Counter Top through the House
- 7. All New Lightning through the House
- 8. Brand New Full Bath with Custom Standing Shower
- 9. New Hardware and Doors
- 10. Brand New Deck Outside
- 11. Brand New 3 Windows in all 3 Bedrooms
- 12. Newer Window Living Room, Newer Furnace
- 13. Brand New Zebra Blind in Main Floor.
- 14. Washer and Dryer just purchased from ARC Appliances

is just minutes from schools, parks, shopping, and offers easy access to Deerfoot and Stoney Trail, making commuting a breeze. The area is known for its quiet streets and abundance of green spacesâ€"ideal for families and outdoor enthusiasts. Affordable and move-in ready, this house is a gem and can't be missed. Book your showing today before it's gone.

Built in 1981

### **Essential Information**

MLS® # A2267968 Price \$349,000

Bedrooms 3

Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 1,125

Acres 0.00 Year Built 1981

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey

Status Active

# **Community Information**

Address 2, 112 Erin Grove Close Se

Subdivision Erin Woods

City Calgary
County Calgary
Province Alberta
Postal Code T2B 2T4

# **Amenities**

Amenities Parking, Visitor Parking

Parking Spaces 2

Parking Off Street, Parking Pad

#### Interior

Interior Features Quartz Counters

Appliances Dishwasher, Dryer, Electric

Washer

Heating Forced Air

Cooling None Fireplace Yes

# of Fireplaces 1

Fireplaces Electric

Has Basement Yes
Basement Full



#### **Exterior**

Exterior Features Balcony, Barbecue, Garden, Private Yard

Lot Description Back Yard, Cul-De-Sac

Roof Asphalt Shingle

Construction Wood Frame, Wood Siding

Foundation Poured Concrete

#### Additional Information

Date Listed October 30th, 2025

Days on Market 6

Zoning M-CG d30

# **Listing Details**

Listing Office CIR Realty

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