

\$599,000 - 308 Berkshire Place Nw, Calgary

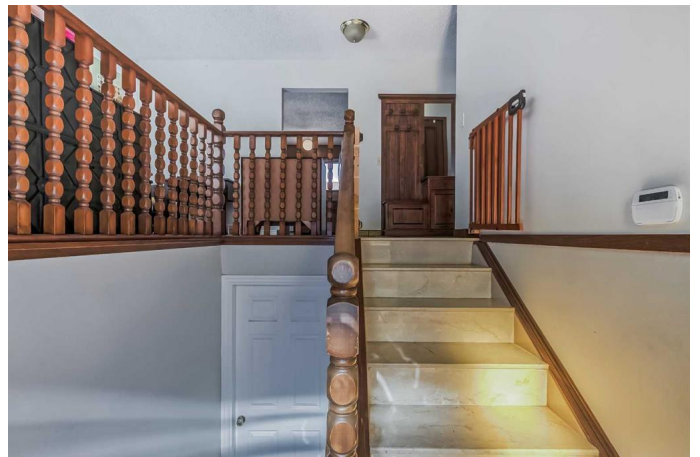
MLS® #A2084716

\$599,000

5 Bedroom, 4.00 Bathroom, 1,403 sqft
Residential on 0.12 Acres

Beddington Heights, Calgary, Alberta

Live up, rent down | Investors bullseye | Multi-generational families A Beddington beauty for all sorts of buyers! This bi-level home offers 5 large bedrooms and 4 full bathrooms. Included in the count, are two ensuite bathrooms which are harder to come by in homes from this time. The main level boasts a large footprint of 1400sqft. The living room is flooded with natural light from the front bay windows. The sun's rays shine from the front all the way to the dining room. The L-shaped kitchen is sized nicely so that everything is within a couple steps' reach. At the end of the hallway, you will find the spacious primary bedroom large enough to fit a king-sized bed with sizeable nightstands with a 4-piece ensuite bathroom. The 2nd and 3rd bedrooms share the main bathroom and are excellent sizes for kids' rooms or home offices. Heading to the basement level, there is an impressive 1165sqft of finished living space that you could turn into a legal in-law suite. The living room is almost comparable to the main level, with its own fireplace. The kitchen area will comfortably fit a dining table for a family. Down the hall, you will find 2 more bedrooms and 2 more full bathrooms. An added bonus? There is also a den (it could be used as a 6th bedroom if you add a closet). BRIGHT SPOTS: 2 furnaces, 2 hot water tanks, basement level has a separate side entrance, double detached garage with full driveway for extra parking. CLOSE BY: Multiple bus stops within 1min walk,



Sandstone Bus Terminal, Real Canadian Superstore (4 Street location), T&T Supermarket, Beddington Towne Centre. The home is tucked away off high-traffic roads, but located on a corner that offers convenient access to Beddington Trail, 14 Street, Country Hills Blvd., Centre Street, and Deerfoot Trail.

Built in 1980

Essential Information

MLS® #	A2084716
Price	\$599,000
Sold Price	\$595,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	1,403
Acres	0.12
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	308 Berkshire Place Nw
Subdivision	Beddington Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 1Z9

Amenities

Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	Ceiling Fan(s), Granite Counters, No Smoking Home, Separate
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	Entrance, Storage
Appliances	Dishwasher, Dryer, Electric Range, Garage Control(s), Range Hood, Washer
Heating	Mid Efficiency, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full

Exterior

Exterior Features	Awning(s), Dog Run, Lighting, Rain Gutters
Lot Description	Corner Lot, Front Yard, Lawn, Street Lighting
Roof	Asphalt Shingle
Construction	Concrete, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 5th, 2023
Date Sold	November 1st, 2023
Days on Market	27
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR REALTY
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