

\$680,000 - 227 Douglasview Road Se, Calgary

MLS® #A2088549

\$680,000

5 Bedroom, 4.00 Bathroom, 2,032 sqft

Residential on 0.15 Acres

Douglasdale/Glen, Calgary, Alberta

****Open house this Saturday, October 21 from 3-5 pm**** Welcome to this well-appointed home in the desirable community of Douglasdale! This thoroughly renovated home offers the best of family functionality with five bedrooms, 3.5 bathrooms, a massive west-facing backyard and sunroom, and nearly 3,000 sqft of comfortable and inviting living space. Upon entry, be greeted into the foyer by soaring ceilings and beautiful hardwood flooring leading you to the Legacy renovated kitchen. The family chef will appreciate the all stainless steel appliances, a gas stove, full-height cabinetry, and large kitchen island with a breakfast bar great for prepping food or quick meals. Enjoy hosting family and friends in the dining room located conveniently adjacent to the kitchen with built-ins and tons of seating space. Relax in the living room by the cozy fireplace and large windows brightening the space with natural light. Soak up the sun in the unique sunroom with plenty of space for furniture to lounge comfortably while taking in the floor-to-ceiling views. To complete the main floor is an office perfect for those working from home, a mud room, and an upgraded powder room. Upstairs, you can unwind in the Primary Suite with a renovated and modern 4 piece ensuite and walk-in closet. Also on the upper level are three more spacious bedrooms and a 4 piece bathroom. The fully finished basement is a haven for family fun and entertainment with a generously sized rec room that can be customized for various



activities, from movie nights to fitness and hobbies plus an additional bedroom, a storage room, and a 3 piece bathroom. Outside, you'll discover a fully fenced backyard designed for outdoor enjoyment with a deck, ideal for BBQing that overlooks the exposed aggregate concrete patio and pathway. On those cool evenings, gather around the fire pit and roast marshmallows or have fun in the sun on the grassy space. Some additional features include a double attached garage, permanent holiday lights, replaced side fencing, gas line for a BBQ, attic insulation topped up to R50, new furnace and A/C (2018), new refrigerator (2016), new washing machine (2018), new front door and front main floor window (2015), replaced roof on sunroom (2017), and 3 toilets replaced (2014). Douglasdale offers a plethora of outdoor activities such as exploring along the Bow River, walking and biking paths, parks, playgrounds, and so much more. Nearby schools and shopping centres make daily life convenient and enjoyable. Don't miss your chance to call this place home! Book your showing today!

Built in 1995

Essential Information

MLS® #	A2088549
Price	\$680,000
Sold Price	\$708,500
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,032
Acres	0.15
Year Built	1995
Type	Residential
Sub-Type	Detached

Style	2 Storey
Status	Sold

Community Information

Address	227 Douglasview Road Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 2S1

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway

Interior

Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), High Ceilings, Kitchen Island, Recessed Lighting, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave, Microwave Hood Fan, Oven, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden
Lot Description	Back Yard, Garden, Landscaped, Street Lighting
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 20th, 2023
Date Sold	October 27th, 2023
Days on Market	7

Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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