

\$509,000 - 8211 Fairmount Drive Se, Calgary

MLS® #A2088997

\$509,000

4 Bedroom, 2.00 Bathroom, 1,094 sqft

Residential on 0.11 Acres

Fairview, Calgary, Alberta

Welcome to 8211 Fairmount Drive, a fantastic property in the heart of Calgary. This lovely home has all the important upgrades covered. Inside you'll find newer windows, hot water tank, high efficiency furnace, and paint on the main floor. Outside there is a newer roof, new concrete steps and exterior paint. Although the rest of the home is in original condition, it's been well cared for and shows well. The lot is huge - big enough to add a double garage and still have lots of room to enjoy a garden, patio area, and lots of grass. Inside the home, the spacious living room features a large east-facing picture window which welcomes lots of natural light during the day. The kitchen awaits the new owner's touch! The original hardwood will refinish beautifully and runs throughout most of the main floor. There are three bright bedrooms on the main floor, which share a 4 piece bath. The basement is also in original condition but offers a terrific layout for future development. There is another bathroom downstairs as well as a laundry room and wet bar. Fairview is a fantastic neighbourhood with access to all levels of schooling, shopping and recreation opportunities. There is an elementary school directly across from this home as well as a large play park and ball diamonds, and bus stop just steps from your front door. The Fairview Community Centre is also a quick walk away, and within a few blocks you have access to Costco, Ikea and much more. Call your agent to book a showing!



Built in 1959

Essential Information

MLS® #	A2088997
Price	\$509,000
Sold Price	\$515,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,094
Acres	0.11
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	8211 Fairmount Drive Se
Subdivision	Fairview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2H 0Y2

Amenities

Parking Spaces	4
Parking	Alley Access, Asphalt, Driveway, Off Street, Parking Pad

Interior

Interior Features	Laminate Counters, See Remarks, Storage
Appliances	Electric Stove, Freezer, Refrigerator
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard, Storage
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Lot Description	Back Lane, Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	October 21st, 2023
Date Sold	October 27th, 2023
Days on Market	6
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	ROYAL LEPAGE BENCHMARK
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