

\$649,900 - 84 Douglas Woods View Se, Calgary

MLS® #A2089744

\$649,900

4 Bedroom, 4.00 Bathroom, 2,036 sqft

Residential on 0.12 Acres

Douglasdale/Glen, Calgary, Alberta

Welcome to your next home in the charming community of Douglasdale. This spacious 2036 sq ft home features 4-bedrooms, 2 full baths, and 2 half baths. This home is a canvas awaiting your personal touch. As you step inside, you'll be greeted by the timeless elegance of oak hardwood flooring, setting the stage for a world of possibilities. The main floor opens up to not one, but two inviting living rooms. Adjacent to the living areas, the dining room is poised for delightful gatherings. The heart of this home is undoubtedly the kitchen. You'll be pleased with the upgraded appliances, including an induction cooktop stove, and resplendent granite countertops. The abundant space also accommodates an inviting eat-in area, perfect for morning coffee or casual meals. A convenient half bath with a separate laundry area ensures your daily chores remain hassle-free. Completing the main floor, an attached double garage adds to the convenience of modern living. As you ascend to the top floor, you'll find three comfortable bedrooms. The primary bedroom, with its double door entryway, offers a private retreat. The en-suite bathroom, with a soaker tub and stand-up shower. The basement beckons with potential, featuring a fourth bedroom and another half bath. A spacious living room area opens up numerous possibilities for recreation and relaxation. A small den offers a flexible space for work, study, or creativity, while a large storage closet ensures all your



belongings are neatly organized. This home is a treasure trove of opportunity. With central air conditioning, kinetic water softener, fresh paint, and central vacuum, many of the essentials are already in place. The 10-year-old roof, a 10-year-old furnace with a new motor less than a year old, and a new hot water tank provide peace of mind for years to come. Seize the opportunity to make this house your very own masterpiece, and let your imagination run wild.

Built in 1986

Essential Information

MLS® #	A2089744
Price	\$649,900
Sold Price	\$647,500
Bedrooms	4
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	2,036
Acres	0.12
Year Built	1986
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Sold

Community Information

Address	84 Douglas Woods View Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 2A6

Amenities

Parking Spaces	4
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Parking	Double Garage Attached
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Interior

Interior Features	Central Vacuum, Chandelier, French Door, Granite Counters, High Ceilings, Kitchen Island, Open Floorplan, Skylight(s), Storage
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Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer, Water Softener, Window Coverings
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Heating	Forced Air, Natural Gas
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Cooling	Central Air
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Fireplace	Yes
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# of Fireplaces	1
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Fireplaces	Family Room, Wood Burning
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Has Basement	Yes
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Basement	Finished, Walk-Out
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Exterior

Exterior Features	Private Yard
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Lot Description	Back Yard, Sloped Down, Treed
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Roof	Asphalt Shingle
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Construction	Wood Frame
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Foundation	Poured Concrete
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Additional Information

Date Listed	October 26th, 2023
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Date Sold	November 10th, 2023
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Days on Market	15
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Zoning	R-C1
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HOA Fees	0.00
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Listing Details

Listing Office	REAL BROKER
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