

\$699,800 - 3344 Lakeside Crescent Sw, Calgary

MLS® #A2090956

\$699,800

5 Bedroom, 2.00 Bathroom, 1,100 sqft
Residential on 0.13 Acres

Lakeview, Calgary, Alberta

Amazing, peaceful location on an ultra quiet crescent in the heart of Lakeview. A short walk to 3 great schools, Lakeview community centre, Glenmore Reservoir pathways, Weaselhead Natural Environment Park, North Glenmore Park, Calgary Canoe Club and 66 Ave off leash greenspace. Immaculate, lovingly maintained fully developed 3 + 2-bedroom bungalow is ready for updating to your personal style. Main level has pristine finished in place oak hardwood, 3 surprisingly large bedrooms, generous living area (note the mid-century features) and a big bright kitchen with eating nook. Lower level - 2 bedrooms, 24' x 15' rec room, 3 piece bath, and a roomy laundry area. Easy to update with some paint and flooring. New HE furnace '22, HWT â€™17, and shingles in '14. You will love the very private 50â€™ x 110â€™ lot with mature trees, concrete patio, 2 large storage sheds, gated concrete RV parking and double garage with picture windows. The garage is essentially 2 single garages connected and perfect for workshop, studio or parking. Enjoy an easy bike ride to MRU, Currie Barracks, and all the amenities coming soon to the TAZA First Nations development. Convenient driving access to Glenmore, Crowchild and Stoney trails for an easy 1 traffic light - commute downtown or out of town. Click on the 3D icon for the interactive 3D floorplans. Book your private viewing or come and say hello at the Open House Saturday Nov. 4th, 2-4 p.m. and Sunday Nov. 5th 2-4 p.m.



Built in 1963

Essential Information

MLS® #	A2090956
Price	\$699,800
Sold Price	\$700,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,100
Acres	0.13
Year Built	1963
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	3344 Lakeside Crescent Sw
Subdivision	Lakeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 6A6

Amenities

Parking Spaces	3
Parking	Alley Access, Double Garage Detached, Garage Faces Rear, RV Access/Parking

Interior

Interior Features	No Animal Home, No Smoking Home, See Remarks
Appliances	Dryer, Freezer, Garage Control(s), Refrigerator, Stove(s), Washer
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Garden, Landscaped, Level, Street Lighting, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 3rd, 2023
Date Sold	November 7th, 2023
Days on Market	4
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX HOUSE OF REAL ESTATE
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