

\$1,049,900 - 3028 8 Street Sw, Calgary

MLS® #A2093447

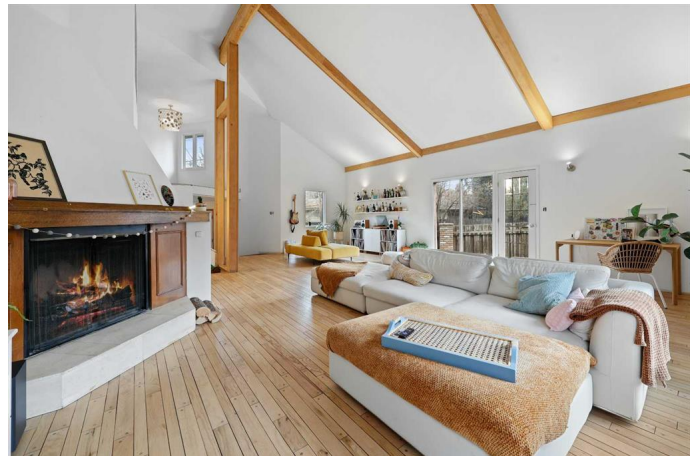
\$1,049,900

3 Bedroom, 3.00 Bathroom, 2,421 sqft

Residential on 0.14 Acres

Elbow Park, Calgary, Alberta

Incredible Opportunity. Large home on a large plot. Priced to accommodate renovations to build your dream home in a dream neighbourhood - Elbow Park. Beautiful natural light. Spacious home opened up to a loft space upstairs. This could be easily renovated to have three to four full size bedrooms upstairs. Stunning main living space with original hardwood floors and vaulted beam ceilings. Two and a half bathrooms. Main floor study/office/playroom/bedroom. Finished basement. Large kitchen. Wood fireplace in living room. Air conditioning. Double Detached garage. A few minutes walk to one the best public schools in Calgary. Elbow River walkway is five minutes walking distance. The Glencoe Club is a block away. Playground, neighbourhood tennis club, seasonal outdoor skating rink, and off leash dog park are a block away. Three minute drive/ ten minute walk to the restaurants and shops in Mission. Ten minute drive/ half hour walk to Downtown Calgary. New roof in 2022. Ground levelled and new sod installed in the backyard in 2022 for a blank canvas to create your backyard oasis. Beautiful original hardwood floors in the main living space were refinished in 2021. Beautiful cork flooring installed throughout the remainder of the main level in 2023. There is 3rd bathroom behind the wall. It is not accessible. Don't miss the opportunity to create your dream home with the comfort of knowing that the money you invest into the property will continue to grow the value of the



home.

Built in 1976

Essential Information

MLS® #	A2093447
Price	\$1,049,900
Sold Price	\$975,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,421
Acres	0.14
Year Built	1976
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	3028 8 Street Sw
Subdivision	Elbow Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 3A2

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Breakfast Bar, Built-in Features, Granite Counters, Vaulted Ceiling(s)
Appliances	Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Garage Control(s), Range Hood, Refrigerator, See Remarks, Washer
Heating	Forced Air
Cooling	Other
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Corner Lot, Landscaped, Rectangular Lot, See Remarks
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	November 14th, 2023
Date Sold	April 12th, 2024
Days on Market	150
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CENTURY 21 BRAVO REALTY
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