

\$425,000 - 2824 26 Avenue Se, Calgary

MLS® #A2114792

\$425,000

3 Bedroom, 1.00 Bathroom, 1,091 sqft
Residential on 0.10 Acres

Southview, Calgary, Alberta

Discover the perfect blend of affordability and potential with this charming bungalow nestled in the vibrant South View neighborhood. Ideal for anyone in search of a future development lot, seeking affordable housing or income property. Featuring 3 cozy bedrooms and a full bathroom, the interior welcomes you with an open living room that seamlessly flows into an updated kitchen. A convenient rear laundry/mudroom adds to the home's practicality, making daily chores a breeze. Situated on a 12 X 34 lot, this home boasts back lane access, offering additional convenience and possibilities for use. Below there no basement, there is a crawl space that offers additional storage mechanical room. House resides on a concrete block foundation. There is a large storage shed in the back plus an asphalt parking pad. Its prime location is unbeatable - just moments away from downtown, Valleyview Park, a friendly dog park, schools, and a variety of shopping options. Don't miss out on this exceptional opportunity to own a piece of South View. Schedule your showing today.

Built in 1953

Essential Information

MLS® #	A2114792
Price	\$425,000
Sold Price	\$465,000



Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,091
Acres	0.10
Year Built	1953
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	2824 26 Avenue Se
Subdivision	Southview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B3T3

Amenities

Parking Spaces	2
Parking	Asphalt, Parking Pad

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Crawl Space, Partial

Exterior

Exterior Features	Other
Lot Description	Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Block

Additional Information

Date Listed	March 14th, 2024
Date Sold	March 25th, 2024
Days on Market	11
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	2% Realty
----------------	-----------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.