

\$749,900 - 5011 Benson Road Nw, Calgary

MLS® #A2116282

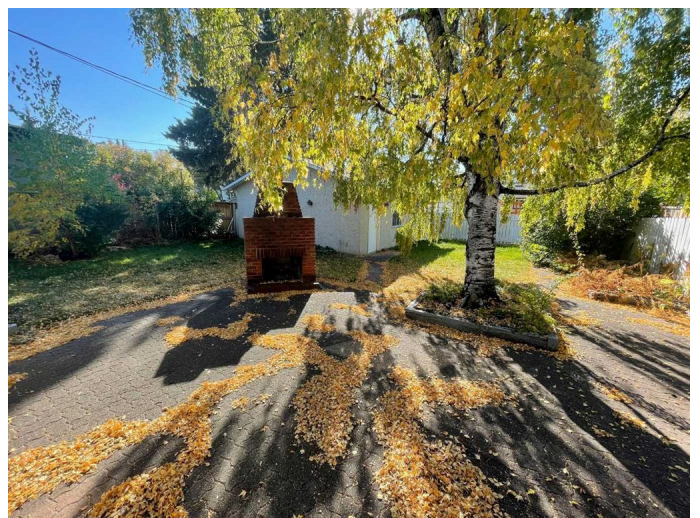
\$749,900

4 Bedroom, 2.00 Bathroom, 1,184 sqft

Residential on 0.13 Acres

Brentwood, Calgary, Alberta

Nestled in the sought after community of upper Brentwood neighbourhood, this charming 3+1 bedroom bungalow, with a total of 2,243 sq ft developed living space (up and down), offers a fantastic opportunity for those seeking a prime location and endless potential. House layout and lot location (51' x 110' lot size) is the perfect candidate for a full renovation/addition or new build. You may also choose to live in the home as is, as the house has had some cosmetic updates recently, revealing original hardwood floors, new paint upstairs, along with the addition of an egress window in the fully developed basement (completed with bedroom, storage area, large rec room with gas fireplace) - the opportunities are truly endless! This home is situated in the middle of a quiet and desirable street and is walking distance to K-12 schools (Captain John Palliser, Simon Fraser JH & Sir Winston Churchill HS) and a short bus ride/drive to the University of Calgary, Brentwood LRT Station, Foothills & Children's Hospitals, shopping (Brentwood Village and Northland Mall), other amenities (public library, pool, rink) and a short 15 minute drive to the Downtown core. Embrace the outdoors with ease as Nose Hill Provincial Park beckons with its walking, hiking, biking trails, just a short stroll away. Retreat to your private Southwest facing backyard featuring a cozy fire pit nestled into the brick patio, surrounded by mature trees—a perfect oasis for year-round enjoyment. Parking is a breeze with the double



detached garage accessible from the laneway, providing convenient off-street parking. Don't miss out on the opportunity to make this property your own. Whether you're a savvy investor looking for your next project or a homeowner ready to customise their dream home, 5011 Benson Rd NW awaits your vision. Book your showing today and seize this rare opportunity!

Built in 1963

Essential Information

MLS® #	A2116282
Price	\$749,900
Sold Price	\$786,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,184
Acres	0.13
Year Built	1963
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	5011 Benson Road Nw
Subdivision	Brentwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L 1R9

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Central Vacuum
Appliances	Dryer, Electric Stove, Freeze
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas, Recreation R
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Private Yard
Lot Description	Back Lane, Back Yard, Few Rectangular Lot
Roof	Asphalt Shingle
Construction	Aluminum Siding, Stucco, Wo
Foundation	Poured Concrete



Additional Information

Date Listed	March 21st, 2024
Date Sold	March 26th, 2024
Days on Market	5
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Elevate Real Estate
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