

\$1,050,000 - 304 Lake Bonavista Drive Se, Calgary

MLS® #A2116431

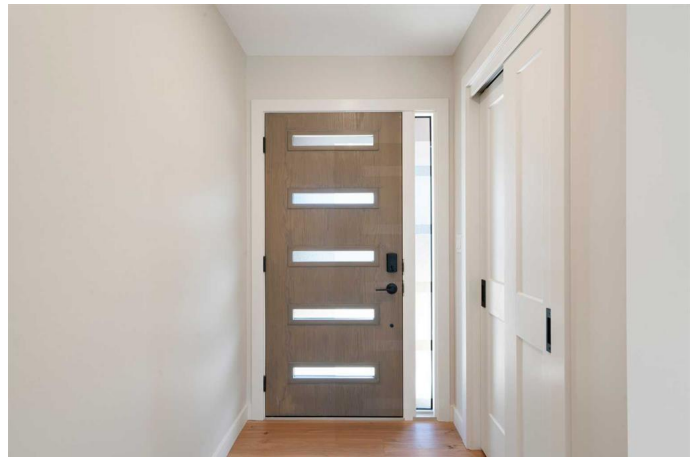
\$1,050,000

4 Bedroom, 3.00 Bathroom, 1,316 sqft

Residential on 0.16 Acres

Lake Bonavista, Calgary, Alberta

Nestled within the serene community of Lake Bonavista, this newly renovated home is located on a massive corner lot with West facing backyard and offers the epitome of modern living. Boasting a tasteful blend of luxury and comfort, this property invites you to experience unparalleled tranquility and sophistication. Step inside this 4-bedroom, 3-bathroom bungalow to discover a meticulously crafted interior adorned with exquisite finishes and thoughtful details. Featuring over 2450 sq ft of living space, the heart of the home showcases a newly renovated gourmet kitchen, complete with custom cabinetry, quartz countertops, and top-of-the-line LG appliances, including a gas range and hood fan. Elegant antique hickory hardwood flooring flows seamlessly throughout the main level, leading you to a spacious living area bathed in natural light. Retreat to the master suite, where luxury awaits with a large walk-in tiled shower, stand-alone soaker tub, and double vanity. Additional upgrades include in-floor heating in the ensuite, triple glazed windows, copper electrical system, new hot water tank, new plumbing system with PEX water line, and LED lighting throughout the house. Outside, a private oasis awaits, featuring a composite deck with wrapping stairs leading to a beautifully landscaped area perfect for outdoor gatherings. The fenced backyard offers ample space for relaxation and play, while the garage, now wired for 220V, provides



added convenience for electric vehicles or a hot tub. The siding has been redone with James HARDY board lap siding, as well as new soffit, fascia, 5â€™ eavestroughs throughout. Conveniently located near amenities, parks, and schools, this home offers the perfect balance of convenience and tranquility. Schedule a viewing today and experience luxury living in Lake Bonavista.

Built in 1973

Essential Information

MLS® #	A2116431
Price	\$1,050,000
Sold Price	\$1,100,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,316
Acres	0.16
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	304 Lake Bonavista Drive Se
Subdivision	Lake Bonavista
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 3M7

Amenities

Amenities	Beach Access, Clubhouse, Picnic Area, Recreation Facilities
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Gas Range, Microwave, Range Hood, Refrigerator
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Corner Lot, Landscaped, Level, See Remarks
Roof	Asphalt Shingle
Construction	Composite Siding
Foundation	Poured Concrete

Additional Information

Date Listed	March 21st, 2024
Date Sold	March 25th, 2024
Days on Market	4
Zoning	R-C1
HOA Fees	358.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	Royal LePage Benchmark
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