

\$1,349,888 - 651 Willingdon Boulevard Se, Calgary

MLS® #A2118101

\$1,349,888

5 Bedroom, 4.00 Bathroom, 1,818 sqft

Residential on 0.19 Acres

Willow Park, Calgary, Alberta

**** Open House Sunday March 31 12-3:00 p.m.**

****LUXURY WILLOW PARK RENOVATION ~
1800+ sq/ft BUNGALOW ~ 5 BEDROOMS ~
20' LONG ATTACHED MUDROOM ~ 8000+
sq/ft LOT w/RECTANGULAR BACKYARD ~
CUSTOM and RARE DESIGN LEVEL!**

It's not often a home like this comes on the market but when it does....hurry up and call your agent. Why?.... because bungalows with this many LUXURY FEATURES are an extremely rare find! Drive up you'll notice a wide California style front elevation uniquely complimented with 10 FOOT WIDE AGGREGATE FRONT STEPS leading to the covered entrance. Walk inside and discover OPEN CONCEPT living with an amazing + functional layout with designer finishings at every step. The FINISHED double attached garage is connected to a 20 x 6 mudroom including cabinets, benches, laundry + laundry sink, an entrance to the home + a third exit/entrance to your massive backyard ensuring you never have to take your big boots and jackets off in the front area again! The living space is a knockout with big windows letting in lots of natural light complimented by a well crafted feature fireplace wall to gather round on these winter nights. The kitchen is very spacious. Lots of cabinetry for all levels of storage. Tonnes of counter space and large island for prep in the CHEFS KITCHEN with Built in KITCHEN-AID STAINLESS STEEL Appliances. The dining space allows for any occasion and was



thoughtfully created for square, circle or rectangular tables but with enough space to access your dream backyard through sliding doors for summer barbeques and family play! 3 BIG BEDROOMS UPSTAIRS including a excellently designed master suite broken into 3 areas allowing for a large walkin closet and the sort of ensuite bathroom that makes you want to wake up every morning and experience the life you created for yourself. Another 2 bedrooms are really big plus a 3 piece bath in case you still have little ones who want to stay upstairs. And dont worry about guests using those bathrooms because it comes with ANOTHER 2 PIECE PUBLIC BATHROOM tucked away near the main entrance. Downstairs is really cool! A private flex room just off the stairs that can be used as a second laundry area, a gym, or office if the upstairs bedrooms are being used. It continues with a games area, a living area with a feature wall, fireplace and wet bar. Beyond that is a private hallway which leads to 2 MORE BEDROOMS. Each with their own linen closets and a 3piece bath with a second door to the shower. Insulation R-50. Plumbing and back flow valve...Brand new! Electrcial..New! Roof..New! Flat ceiling. Fully Landscaped. Aggregate concrete all around the house. This is it folks! THE ONE YOU HAVE BEEN WAITING FOR....Call your agent now!

Built in 1968

Essential Information

MLS® #	A2118101
Price	\$1,349,888
Sold Price	\$1,360,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3

Half Baths	1
Square Footage	1,818
Acres	0.19
Year Built	1968
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	651 Willingdon Boulevard Se
Subdivision	Willow Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J2B3

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Bar, Built-in Features, Closet Organizers, Kitchen Island
Appliances	Central Air Conditioner, Dishwasher, Dryer, Gas Cooktop, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 29th, 2024
Date Sold	April 6th, 2024
Days on Market	8
Zoning	RC-1
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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