

\$899,900 - 46 Varsity Estates Close Nw, Calgary

MLS® #A2119717

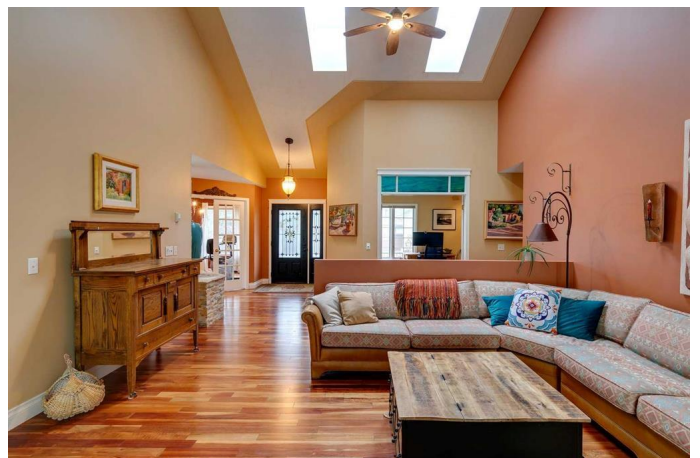
\$899,900

5 Bedroom, 3.00 Bathroom, 2,017 sqft

Residential on 0.21 Acres

Varsity, Calgary, Alberta

Nestled on a Quiet street in the sought after community of Varsity, this exceptional property won't disappoint. Located in Varsity Estates, this Stunning Bungalow offers over 3900 sqft of developed living space, 5 Bedrooms, 3 Bathrooms, an Oversized Double Attached Garage and so much more. Upon entering, you'll notice the High Vaulted Ceilings with skylights, Hardwood Floors throughout and a warm inviting floor plan that's made for entertaining. The Kitchen showcases black appliances, ample counter space with island, pantry and plenty of cabinet space. Enjoy your morning coffee in your cozy living room sitting next to your gas fireplace or how about an evening BBQ with family and friends in your huge backyard. A Spacious Den for those at-home-work-days and a formal dining room for family dinners. The Master Retreat offers a large Walk-In Closet as well as a 4 Piece Ensuite that includes an oversized shower. Two more spacious Bedrooms with a 4 piece bathroom right across the hall that's perfect for kids or guests. Laundry room with sink and dinette area to complete the main floor. The fully finished basement is just as impressive. Massive Family Room with a Spectacular Wet Bar that's perfect to watch the big game or even movie night with the family. There's even enough space for a games room or a home gym in this incredible space. 2 Large Bedrooms, a 3 piece bathroom with Steam shower and storage/mechanical room to complete the lower level. Conveniently



located, only steps away from parks and pathways. And minutes away from shops, restaurants, cafes, Dalhousie LRT station and easy access to Crowchild Trail. Come see this amazing property for yourself; all that's left is for you to move in!

Built in 1987

Essential Information

MLS® #	A2119717
Price	\$899,900
Sold Price	\$952,000
Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	2,017
Acres	0.21
Year Built	1987
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	46 Varsity Estates Close Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 5J2

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Skylight(s), Storage, Vaulted Ceiling(s), Wet Bar
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Appliances	Bar Fridge, Built-In Oven, Dishwasher, Dryer, Electric Cooktop, Microwave, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Lawn, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame
Foundation	Wood

Additional Information

Date Listed	April 4th, 2024
Date Sold	April 5th, 2024
Days on Market	1
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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