

\$584,999 - 74 Queen Anne Close Se, Calgary

MLS® #A2121204

\$584,999

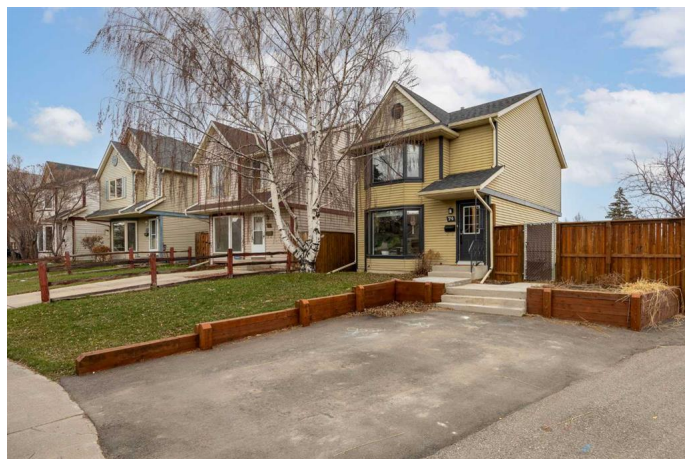
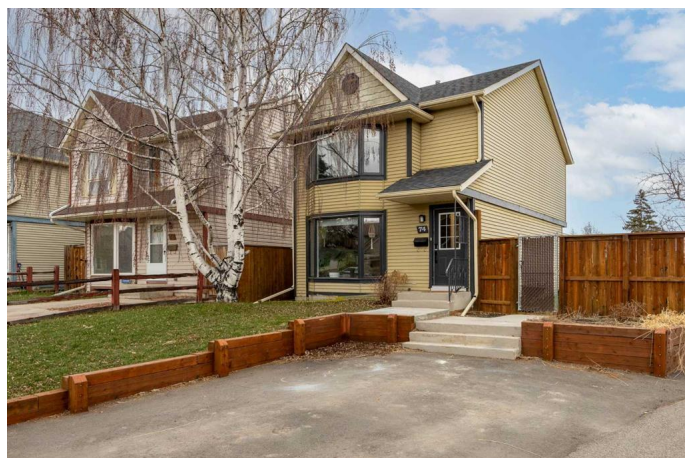
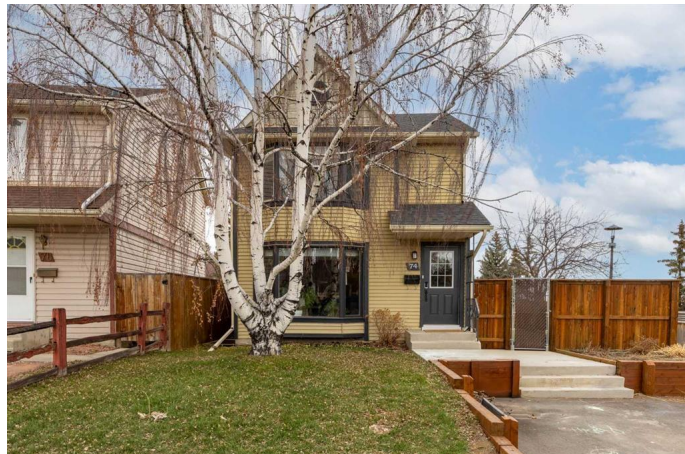
3 Bedroom, 3.00 Bathroom, 1,254 sqft

Residential on 0.10 Acres

Queensland, Calgary, Alberta

Welcome to this beautiful 2 storey home offering 3 bedrooms, 2.5 bathrooms, and over 1,800 sq ft of livable space in the vibrant community of Queensland. This home not only offers a great living space but also an exceptional location backing and siding onto an abundance of greenspace. Imagine walking to FISH CREEK pathways, the BOW RIVER, and off leash DOG PARK right from your own backyard! If you are a nature lover, this could be the ideal home for you.

Stepping into the home you will be greeted by the open living room and dining area. The flooring on the main level and basement have been replaced to waterproof vinyl. As you walk past the dining area, you will find a spacious and renovated kitchen with natural light coming in from the big window (updated countertops, cabinets, and backsplash). The main level includes a half bath that has been modernized, a mudroom with shelving and hanging compartment, and the door leading to the massive deck & backyard. This is perfect area to entertain your friends and family with the amazing views of park and greenspace. The upper level includes 3 bedrooms and an updated 4-piece bathroom. The basement includes a large rec room that can be used as a bonus room, gym, and more. This level also includes the laundry room with brand new washer and dryer, a full bathroom, additional storage, and wet bar. This home also includes new air conditioner, new water heater, and newer shingles/parking pad. Queensland



community offers a great community center and is conveniently located with shopping centres and main roads nearby including Anderson, Macleod and Deerfoot. Book a private showing today!

Built in 1981

Essential Information

MLS® #	A2121204
Price	\$584,999
Sold Price	\$575,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,254
Acres	0.10
Year Built	1981
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	74 Queen Anne Close Se
Subdivision	Queensland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 6E5

Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

Interior

Interior Features	Closet Organizers, Open Floorplan, Storage
Appliances	Dishwasher, Dryer, Electric Range, Microwave Hood Fan, Refrigerator,

	Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Backs on to Park/Green Space, Front Yard, Pie Shaped Lot
Roof	Asphalt
Construction	Aluminum Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	April 17th, 2024
Date Sold	April 30th, 2024
Days on Market	13
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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