

\$650,000 - 7711 37 Avenue Nw, Calgary

MLS® #A2121798

\$650,000

5 Bedroom, 2.00 Bathroom, 994 sqft

Residential on 0.14 Acres

Bowness, Calgary, Alberta

Welcome to 7711 - 37 Avenue NW! This home is in an amazing location, minutes from all levels of schools, Bowness Park, the Bow River, parks, playgrounds, walking paths, shops and public transit! Easy access to 16th Avenue and Sarcee as well! The floorplan flows nicely from living room to dining room and kitchen, with incredible hardwood throughout. 3 good sized bedrooms on the main level plus a 4 piece bath, the basement is ready to be transformed into whatever your needs may be! There are currently 2 bedrooms and a 3 piece ensuite, plus laundry and could easily be made into a suite with a separate entrance! (A secondary suite would be subject to approval and permitting by the City of Calgary.) Double detached garage plus a parking pad! AND - It's already zoned R-C2.

(Also includes the extra deep freeze in the basement, and the extra refrigerator.) Come check this one out today!

Built in 1968

Essential Information

MLS® #	A2121798
Price	\$650,000
Sold Price	\$660,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	994



Acres	0.14
Year Built	1968
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	7711 37 Avenue Nw
Subdivision	Bowness
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 1W8

Amenities

Parking Spaces	4
Parking	Double Garage Detached, Parking Pad

Interior

Interior Features	Storage
Appliances	Electric Stove, Freezer, Garage Control(s), Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning Stove
Has Basement	Yes
Basement	Finished, Full

Exterior

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

Additional Information

Date Listed	April 18th, 2024
Date Sold	April 29th, 2024
Days on Market	11
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office eXp Realty

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.