

\$895,000 - 105 Chinook Drive Sw, Calgary

MLS® #A2126291

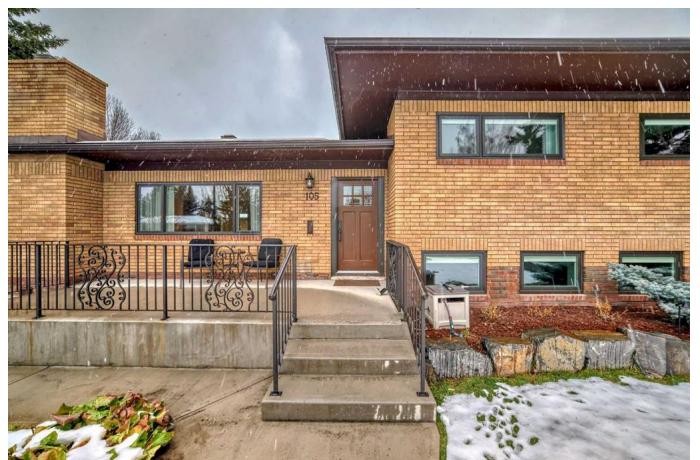
\$895,000

4 Bedroom, 3.00 Bathroom, 1,295 sqft

Residential on 0.15 Acres

Chinook Park, Calgary, Alberta

Coveted Chinook Park, don't miss this opportunity to move into an amazing area. Professionally renovated, down to the studs, 3 level split with 3 bedrooms up, including primary ensuite with additional 1 bed + 1 bath on the lower level with 1800 sf. This home has an extensive list of renovations and upgrades. The open concept living/dining and kitchen area make it flow and function from indoor to outdoor living space. Perfect for entertaining with a custom maple kitchen housing a wolf gas stove/electric oven, JennAir fridge and dishwasher. Patio doors open onto an expansive deck with a pergola/lights and removable sail for shade. Enjoy those summer nights! Walk up a few steps, the primary bedroom features a 5pce ensuite including, dual sinks, and glassed shower. A second 5pce bathroom and 2 additional bedrooms complete the upper floor. Spacious mudroom is tucked at the rear entrance, easy access to the double rear garage, with a seated bench and plenty of storage, a few more steps to the lower professionally finished level with a fourth bedroom, 3 piece bathroom, large family room with loads of windows that bring a lot of light. The separate laundry room and a mechanical room complete this level. For all your storage options there is a large crawl space providing ample storage options keeping your living areas clutter-free and organized. Triple pane windows with integrated blinds throughout, several custom draperies included. It is a rare opportunity to walk into a home that has such



extensive upgrades and extras, there are so many to list that your realtor can provide you with the details. The exterior of the home is a timeless light brick with a lot of curb appeal. The custom wrought iron and concrete patio with south exposure add more outdoor space in front in addition to the back garden with the large deck sitting on a spacious 65 x 100 foot lot. Conveniently located in a family-friendly neighborhood, quiet street and walking distance to Rocky View Hospital and Glenmore Reservoir, Chinook Park Elementary and Henry Wisewood High School. With easy access to major highways, commuting to the Rocky Mountains or downtown Calgary.

Built in 1958

Essential Information

MLS® #	A2126291
Price	\$895,000
Sold Price	\$980,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,295
Acres	0.15
Year Built	1958
Type	Residential
Sub-Type	Detached
Style	3 Level Split
Status	Sold

Community Information

Address	105 Chinook Drive Sw
Subdivision	Chinook Park
City	Calgary
County	Calgary
Province	Alberta

Postal Code T2V2P8

Amenities

Parking Spaces 2

Parking Double Garage Detached, Garage Door Opener

Interior

Interior Features Central Vacuum, Closet Organizers, Granite Counters, Kitchen Island, Open Floorplan, Quartz Counters

Appliances Central Air Conditioner, Dishwasher, Dryer, Electric Oven, Garage Control(s), Gas Stove, Microwave, Refrigerator, Washer, Water Softener, Window Coverings

Heating Forced Air, Natural Gas

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Dining Room, Gas

Has Basement Yes

Basement Crawl Space, Finished, See Remarks

Exterior

Exterior Features Lighting, Private Yard

Lot Description Back Lane, Back Yard, City Lot, Front Yard, Interior Lot, Landscaped, Private, Rectangular Lot, Treed

Roof Asphalt Shingle

Construction Brick

Foundation Poured Concrete

Additional Information

Date Listed May 1st, 2024

Date Sold May 3rd, 2024

Days on Market 2

Zoning R-C1

HOA Fees 0.00

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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