

# \$899,900 - 219 Lake Moraine Place Se, Calgary

MLS® #A2129739

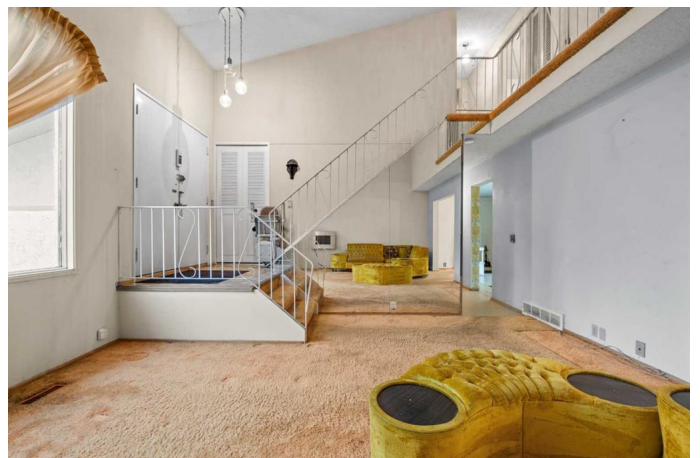
**\$899,900**

7 Bedroom, 4.00 Bathroom, 1,976 sqft

Residential on 0.15 Acres

Lake Bonavista, Calgary, Alberta

GREAT RENOVATION OPPORTUNITY | BUILD EQUITY | CREATE YOUR LAKE BONAVIDA ESTATES DREAM HOME | Ideal renovation opportunity in desirable LAKE BONAVIDA ESTATES. This handyman special offers you a unique opportunity to get into an ideal location in the community at a great price, or to build some equity as an investment property. Opportunities abound in this 2 storey, beautiful floor plan with vaulted ceiling as you walk into the front door. 4 bedrooms on the upper level, & large principal rooms throughout the house to allow you to create your dream home in Calgary's premier lake community. With the right investment, this is a lucrative opportunity for the right buyer. Lake Bonavista offers the best that this city has to offer: Abundant parks & green spaces; Access to Fish Creek Park; Fabulous shopping & restaurants; Great schools; & Excellent access to major roadways. Majestic, tree lined streets & family atmosphere give residents a much needed retreat from a hectic metropolis, while maintaining the convenience of city living. The jewel of the community are the two beautiful lakes including Lake Bonavista. Open to all residents & their guests, with walking trails, sports courts, & year round activities for the whole family. The Lake Bonavista Community Association operates the rec centre, with outdoor sports courts, 2 indoor ice rinks, gym, fitness studio, & a variety of meeting rooms. Enjoy family friendly events & recreational



programs for all ages throughout the community. It's no wonder people who come to this neighbourhood never want to leave.

Built in 1972

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2129739    |
| Price          | \$899,900   |
| Sold Price     | \$966,000   |
| Bedrooms       | 7           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,976       |
| Acres          | 0.15        |
| Year Built     | 1972        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Sold        |

**Community Information**

|             |                           |
|-------------|---------------------------|
| Address     | 219 Lake Moraine Place Se |
| Subdivision | Lake Bonavista            |
| City        | Calgary                   |
| County      | Calgary                   |
| Province    | Alberta                   |
| Postal Code | T2J 2Y8                   |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |

**Interior**

|                   |                                                                 |
|-------------------|-----------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Chandelier, Laminate Counters                   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window |

|                 |                           |
|-----------------|---------------------------|
|                 | Coverings                 |
| Heating         | Forced Air, Natural Gas   |
| Cooling         | None                      |
| Fireplace       | Yes                       |
| # of Fireplaces | 1                         |
| Fireplaces      | Family Room, Wood Burning |
| Has Basement    | Yes                       |
| Basement        | Finished, Full            |

## Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior Features | None               |
| Lot Description   | Cul-De-Sac         |
| Roof              | Asphalt Shingle    |
| Construction      | Stucco, Wood Frame |
| Foundation        | Poured Concrete    |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 7th, 2024  |
| Date Sold      | May 11th, 2024 |
| Days on Market | 4              |
| Zoning         | R-C1           |
| HOA Fees       | 359.00         |
| HOA Fees Freq. | ANN            |

## Listing Details

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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