

\$680,000 - 836 94 Avenue Se, Calgary

MLS® #A2129890

\$680,000

4 Bedroom, 2.00 Bathroom, 1,029 sqft
Residential on 0.13 Acres

Acadia, Calgary, Alberta

Welcome to your dream home in the desirable community of Acadia! This beautifully updated bi-level house boasts 4 bedrooms and 2 full baths, making it ideal for families or anyone looking for extra space, or a home office! Step inside to discover a bright and inviting living area along with a recently upgraded kitchen. With modern finishes, sleek countertops, and stainless steel appliances, this kitchen is perfect for your everyday cooking needs and also leads out onto the rear deck for outdoor cooking on your bbq! The main floor features three well-appointed bedrooms and a stunning, newly renovated bathroom, while the lower level with an abundance of natural light offers great additional living space with an additional bedroom and a second full bath, perfect for guests or a growing family.

Outside, enjoy your very own backyard oasis, this very private yard is fenced for the family pets, and has plenty of space for outdoor gatherings. You'll never be short on parking with a double detached garage in the rear of the property and a pull through driveway in the front! Situated in a vibrant neighborhood, this home is across the street from a school and playground with plenty of additional parks, schools, and shopping near by! With quick access to main roadways, commuting is a breeze, and you're only minutes from all the amenities of Deerfoot Crossing, as well as the Calgary Farmer's Market and Sue Higgins off-leash dog park!. Don't miss the



opportunity to make this beautifully updated
bi-level house your forever home in Acadia!
Schedule a showing today!

Built in 1963

Essential Information

MLS® #	A2129890
Price	\$680,000
Sold Price	\$665,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,029
Acres	0.13
Year Built	1963
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	836 94 Avenue Se
Subdivision	Acadia
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J0G3

Amenities

Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Recreation Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Lawn, Level
Roof	Asphalt Shingle
Construction	Brick, Stucco, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 25th, 2024
Date Sold	October 23rd, 2024
Days on Market	28
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Grassroots Realty Group
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