

\$675,000 - 2236 98 Avenue Sw, Calgary

MLS® #A2131544

\$675,000

4 Bedroom, 3.00 Bathroom, 1,561 sqft

Residential on 0.17 Acres

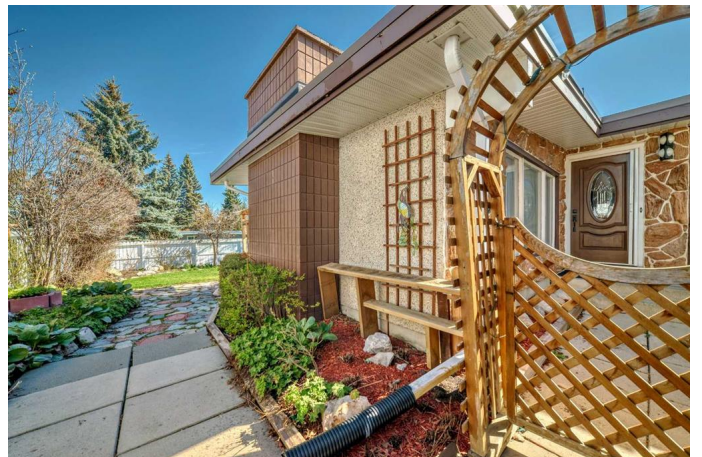
Palliser, Calgary, Alberta

OPEN HOUSE May 17th 4-7 pm. May 18th 1-4 pm. May 19th 2-4 pm. Introducing a rare gem in the coveted community of Palliser, Calgary – an older 1560 sq. ft. bungalow bursting with character and brimming with untapped potential. Situated on a spacious lot, this home presents a unique opportunity for those with a vision and a desire to create their dream living space. The roof has been recently replaced a 25K upgrade.

Stepping through the front door, you're greeted by the timeless charm of this bungalow, the carpeting on the main floor has been removed bringing back to life beautiful original hardwood floors, classic architectural details, and an abundance of natural light filtering through every room. The cozy living area beckons with its warm ambiance, offering the perfect space to relax and unwind.

The kitchen, although in need of modernization, is a blank canvas awaiting your personal touch. With ample space for customization and renovation, envision creating a culinary masterpiece in a space tailored to your tastes and preferences.

With three bedrooms on the main level, there's plenty of room for a growing family or guests. Each room offers its own unique charm and potential, waiting to be transformed into cozy retreats or functional workspaces.



The expansive backyard is a blank slate, offering endless possibilities for outdoor living and entertainment. Whether you envision a lush garden oasis, a spacious deck for hosting gatherings, or a tranquil retreat under the shade of mature trees, the potential to create your own private sanctuary is boundless.

Located in the highly sought-after community of Palliser, this property offers convenient access to a myriad of amenities, including parks, schools, shopping, and dining options. With its central location and proximity to major transportation routes, commuting to downtown Calgary or exploring the surrounding areas is a breeze.

For those with a discerning eye and a passion for renovation, this older bungalow represents a rare opportunity to reimagine and revitalize a piece of Palliser's history. Don't miss your chance to make your mark on this charming home and create the space of your dreams in one of Calgary's most desirable neighborhoods. Schedule your showing today and unlock the endless possibilities that await!

Built in 1968

Essential Information

MLS® #	A2131544
Price	\$675,000
Sold Price	\$650,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,561
Acres	0.17
Year Built	1968
Type	Residential

Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	2236 98 Avenue Sw
Subdivision	Palliser
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 0Z1

Amenities

Parking Spaces	2
Parking	Driveway, Single Garage Detached

Interior

Interior Features	Ceiling Fan(s), See Remarks, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Baseboard, Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Raised Hearth, Tile, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Few Trees, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	May 15th, 2024
Date Sold	May 30th, 2024
Days on Market	15
Zoning	R-C1

HOA Fees 0.00

Listing Details

Listing Office eXp Realty

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