

\$634,900 - 386 Millrise Drive Sw, Calgary

MLS® #A2135188

\$634,900

5 Bedroom, 4.00 Bathroom, 1,952 sqft
Residential on 0.13 Acres

Millrise, Calgary, Alberta

Spacious 2-storey home in Millrise featuring 5 bedrooms and Den that could be converted into 6th bedroom, 3.5 baths, and 1,952 sq ft of main living space. This property offers a cozy family room with a brick-facing fireplace and a master bedroom that includes a 3-piece ensuite. The finished basement provides additional living space, bringing the total to 2,751.9 sq ft. This home also includes a versatile den. Recent upgrades include a new roof (2020), hot water tank (2018), new central vacuum, 2019 humidifier, and an electric fireplace in the basement. Additional features include an outside BBQ gas line and two large paintings upstairs above the entrance that stay with the property. The beautifully landscaped backyard features a fence made from very high-quality materials and a deck with a high-end glass fence. A double attached garage adds to its appeal.

Welcome to your dream home nestled in the peaceful Millrise community of Calgary. Ideally located within walking distance to top-rated schools, playgrounds, an outdoor skating rink, and the LRT, this home offers unparalleled convenience. Just minutes away from Fish Creek Park, youâ€™™ll have endless opportunities for outdoor recreation, including hiking, biking, and picnicking. The community also boasts nearby shopping centers, dining options, and other amenities, making it a perfect place for families and professionals alike.



While this home needs some updates, including new carpeting, it presents a fantastic opportunity for renovations and future resale value. Investor alert!

Built in 1989

Essential Information

MLS® #	A2135188
Price	\$634,900
Sold Price	\$655,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,952
Acres	0.13
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	386 Millrise Drive Sw
Subdivision	Millrise
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 2C7

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Garage Door Opener

Interior

Interior Features	Central Vacuum, No Animal Home, No Smoking Home
Appliances	Dishwasher, Garage Control(s), Gas Stove, Range Hood, Refrigerator,

	Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Dining Room, Electric, Insert, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

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

Additional Information

Date Listed	May 24th, 2024
Date Sold	June 10th, 2024
Days on Market	17
Zoning	R-C1
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.