# \$729,000 - 2501 14a Street Sw, Calgary

MLS® #A2135302

#### \$729,000

3 Bedroom, 3.00 Bathroom, 1,161 sqft Residential on 0.10 Acres

Bankview, Calgary, Alberta

SOLD. This character bungalow is a rare find! Located in a choice section of Bankview. it's positioned on a 40' x 111' flat lot with a bright west-exposure rear yard. Loaded with1920's charm including a craftsman brick fireplace, keyhole arches, built-in bookcases, french doors and an adorable built-in breakfast nook. Also hardwood floors, original casing and baseboard. Lots of updates to suit a modern lifestyleâ€lnewer kitchen and baths and great basement development. Beautiful and generous living room with lots of room for seating. Adjacent library-sun room overlooks the front yard. Separate dining space to host your family and friends. Well-planned kitchen with lots of storage, workspace and a built-in breakfast nook overlooking the rear yard. Primary bedroom also overlooking the rear yard and with french doors out to a deck. Also a bright 4-piece ensuite bath. The original 2nd bedroom is now a den or home office. And off the hall is a 2 piece powder room. The lower level is fully developed with newer windows and a large family room, 2 bedrooms (one currently used for storage) and a newer 3 piece bath with walk-in shower. Large rear deck at grade. Single detached garage. Infrastructure improvements include improved water drainage on site. This location is 1 block to Starbucks and an easy walk to Daily Brett and other exciting 14th Street amenities.







#### **Essential Information**

MLS® # A2135302 Price \$729,000 Sold Price \$750,000

Bedrooms3Bathrooms3.00Full Baths2Half Baths1

Square Footage 1,161
Acres 0.10
Year Built 1929

Type Residential
Sub-Type Detached
Style Bungalow
Status Sold

## **Community Information**

Address 2501 14a Street Sw

Subdivision Bankview
City Calgary
County Calgary
Province Alberta
Postal Code T2T 3X6

#### **Amenities**

Parking Spaces 1

Parking Single Garage Detached

#### Interior

Interior Features Bookcases, No Animal Home, No Smoking Home

Appliances Built-In Oven, Dishwasher, Dryer, Garage Control(s), Gas Cooktop,

Range Hood, Refrigerator, Washer, Window Coverings

Heating Forced Air

Cooling None
Fireplace Yes
# of Fireplaces 1
Fireplaces Gas

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Private Entrance, Private Yard

Lot Description Back Yard, Front Yard, Landscaped

Roof Asphalt

Construction Stucco, Wood Frame

Foundation Poured Concrete

#### **Additional Information**

Date Listed May 31st, 2024
Date Sold June 4th, 2024

Days on Market 4

Zoning R-C2 HOA Fees 0.00

### **Listing Details**

Listing Office Century 21 Bamber Realty LTD.

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