

\$499,900 - 722 Olympia Drive Se, Calgary

MLS® #A2139699

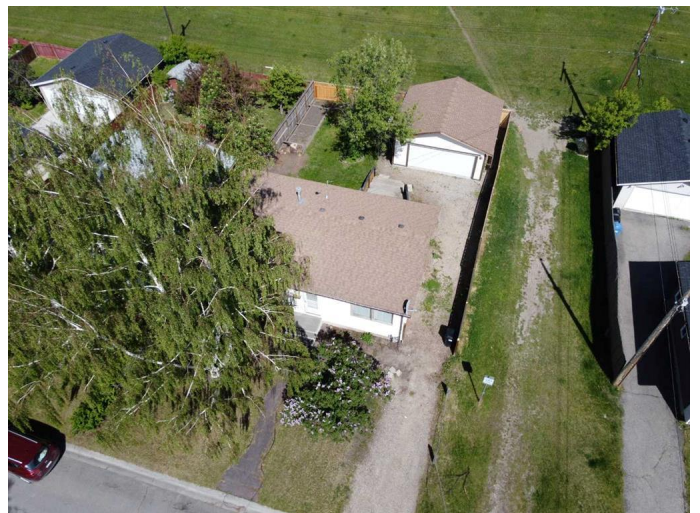
\$499,900

3 Bedroom, 2.00 Bathroom, 1,044 sqft

Residential on 0.12 Acres

Ogden, Calgary, Alberta

Exceptional renovated home in a perfect location. Located on a quiet street siding AND backing onto an off-leash area, you will enjoy the peace and tranquility of having only one neighbour. As you approach the home, the aroma of the huge lilac tree will welcome you every day as well as the huge weeping birch tree. When you enter the home you will be impressed with the wide-open kitchen/dining/living room that makes the home feel huge inside. The hardwood floors throughout the living room and hallway give you a warm feeling accented by the black slate tile foyer and kitchen. The kitchen, renovated in the 80's, is in great condition with off-white cupboards, a breakfast bar island, side-by-side fridge and gas range, plus a small pantry to the side. The bedrooms are a good size and the front bedroom, near the entrance, is set up as an office but could also be a kid's bedroom with a built-in desk. The bathroom was also renovated in the 80's and is in good condition. As you head outside through the double French doors, you will see a large deck and the 22x22 ft garage with built in cupboards and shelving, perfect for the home handyman or mechanic, as well as a loft storage area above. New fence on 2 sides. You will really appreciate the fact that you are backing and siding onto a huge park/off-leash area.. Downstairs is an older development that is in need of painting and new carpets but could easily be made into a great family room for the kids. There is also a full bathroom as well as a



bedroom that is already studded and has the electrical done. The newer hot water tank, mid efficient furnace and newer shingles (~13 years old) are all in great shape. This home is perfect for a young family or someone who just loves a peaceful and quiet location. Ogden is a great neighbourhood with many shops, services and parks in the community, plus it has quick and easy access to Glenmore Trail and Deerfoot Trail to get you to anywhere in the city in a flash. Homes in this price range with this kind of location are rare and don't last long so come to take a look as soon as possible, before it's gone.

Built in 1973

Essential Information

MLS® #	A2139699
Price	\$499,900
Sold Price	\$520,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,044
Acres	0.12
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	722 Olympia Drive Se
Subdivision	Ogden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 1H4

Amenities

Parking Spaces	3
Parking	Double Garage Detached, Front Drive, Garage Door Opener, Oversized

Interior

Interior Features	Breakfast Bar, French Door, Kitchen Island, Open Floorplan, Pantry
Appliances	Dishwasher, Garage Control(s), Garburator, Gas Range, Refrigerator, Window Coverings
Heating	Mid Efficiency, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Backs on to Park/Green Space, No Neighbours Behind, Landscaped, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	June 9th, 2024
Date Sold	June 25th, 2024
Days on Market	16
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Real Broker
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