

\$499,000 - 56 Erin Circle Se, Calgary

MLS® #A2146492

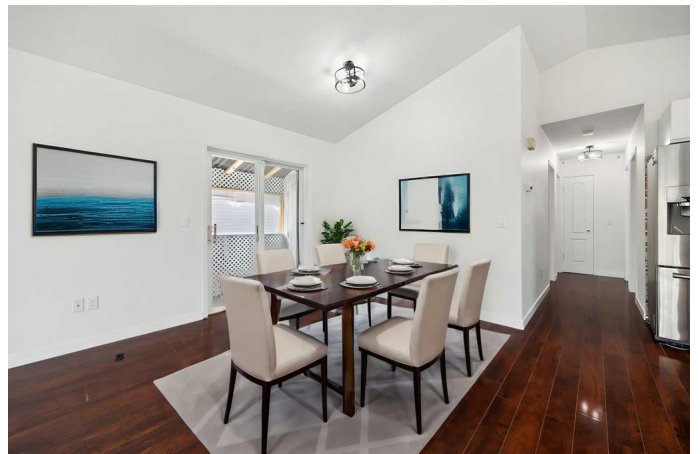
\$499,000

5 Bedroom, 2.00 Bathroom, 1,019 sqft
Residential on 0.08 Acres

Erin Woods, Calgary, Alberta

Welcome to your dream home in Erin Woods! This elegant detached residence, featuring a suite (illegal), two laundry areas, and an oversized double garage, exudes modern sophistication and comfort. Step inside to discover a bright and spacious living area, adorned with high gloss Armstrong laminate flooring that flows seamlessly through the living room, dining room, kitchen, upstairs hallway, and bathroom. The expansive west-facing windows bathe the living room in natural light, highlighting the built-in shelving unit and creating an inviting atmosphere. The adjoining dining area opens to a charming sunroom, perfect for year-round relaxation. The kitchen is a chef's delight, boasting stainless steel appliances, soft-closing cabinets, and ample storage with two built-in tall pantries. The luxurious primary bedroom features a walk-in closet and a renovated shared bathroom with a bidet, heated seat, and a walk-in shower. Two additional bedrooms, a pantry, mud room, and linen closet complete the main level.

The versatile basement suite (illegal) offers a large family room with custom shelving, two spacious bedrooms, and a spa-like bathroom with a 4-piece Jacuzzi bath, waterfall shower, and auto humid detection fans. The kitchen and laundry area complete the fantastic suite (illegal). Outside, the covered deck under a majestic spruce tree provides a serene retreat, while the oversized detached garage includes



a lean-to greenhouse and covered storage.

This home boasts numerous recent upgrades, including a brand new 50-gallon hot water tank, subfloor in the bedrooms, new flooring and baseboards, and paint upstairs and in the main entrance, keyless locks for the front door and garage, electrical upgrades, and new light fixtures. Equipped with Wi-Fi furnace control (Nest thermostat) with humidifier control, this home offers ultimate convenience. Its prime location, just minutes from major amenities, a short walk to the nearest bus stop, Erin Woods Elementary School, and a quick drive to Downtown Calgary, makes it an ideal choice for those seeking tranquility and accessibility. Don't miss out on this exceptional opportunity to own a truly remarkable home!

Built in 1993

Essential Information

MLS® #	A2146492
Price	\$499,000
Sold Price	\$560,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,019
Acres	0.08
Year Built	1993
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	56 Erin Circle Se
Subdivision	Erin Woods
City	Calgary

County	Calgary
Province	Alberta
Postal Code	T2B 3H9

Amenities

Parking Spaces	2
Parking	Alley Access, Double Garage Detached, Garage Faces Rear, Insulated, Oversized

Interior

Interior Features	Bidet, Bookcases, Built-in Features, Chandelier, Jetted Tub, Recessed Lighting, Separate Entrance, Soaking Tub
Appliances	Dishwasher, Electric Range, Garage Control(s), Humidifier, Microwave Hood Fan, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Suite

Exterior

Exterior Features	Garden, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Level, Street Lighting, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 3rd, 2024
Date Sold	July 21st, 2024
Days on Market	18
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX iRealty Innovations
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