

\$734,900 - 5320 Vicary Place Nw, Calgary

MLS® #A2148874

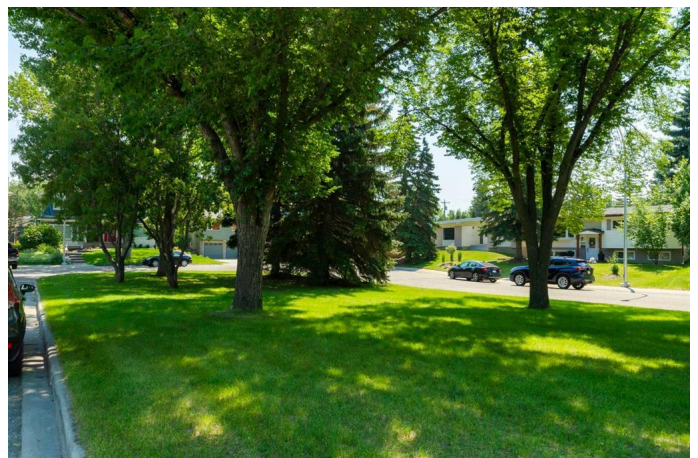
\$734,900

5 Bedroom, 3.00 Bathroom, 1,166 sqft

Residential on 0.13 Acres

Varsity, Calgary, Alberta

Opportunity knocks in the popular community of Varsity! Located on a quiet street across from a beautiful park, this 1-owner bungalow on a large 50' x 110' lot offers the ideal opportunity to move in, renovate and call your own. The floor plan is excellent! The welcoming foyer opens to a generous sized living room with beautiful brick fireplace and a huge window overlooking the park across the street. Hardwood floors beneath the carpet are eagerly waiting to be exposed throughout the main floor. The dining room with built-in display cabinet leads to a large eat-in kitchen with plenty of counterspace and updated cabinetry. Down the hall you will find 3 good size bedrooms, 2 of which share a 4-piece bathroom, while the primary bedroom has its own 2-piece ensuite! You will appreciate the triple pane windows throughout the main floor. The basement is fully developed with a retro style feel and includes another fireplace, built-in shelving and large recreation area. There is also a home office and a den (or 4th and 5th bedrooms - windows are not legal egress) and a 3rd bathroom. There is an additional storage room, while the laundry area is included in the utility room with new furnace (2022) and hot water tank (2023). The large private backyard is fully fenced and landscaped with a concrete block patio and single detached garage opening to a paved asphalt back lane. The garage will need a new roof. The location of this home is ideal, close to schools and nearby Market Mall shopping



centre. Downtown Calgary is a quick commute away. For those who love to spend time outdoors, you are steps away from the Bow-River pathway system and the beautiful Bowmont Park. Do not miss out on this wonderful bungalow home in Varsity.

Built in 1967

Essential Information

MLS® #	A2148874
Price	\$734,900
Sold Price	\$750,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,166
Acres	0.13
Year Built	1967
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	5320 Vicary Place Nw
Subdivision	Varsity
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 0L3

Amenities

Parking Spaces	1
Parking	Single Garage Detached

Interior

Interior Features	No Animal Home, No Smoking Home
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Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Street Lighting, Rectangular Lot
Roof	Asphalt Shingle
Construction	Metal Siding, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 11th, 2024
Date Sold	July 16th, 2024
Days on Market	5
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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