

\$689,900 - 12 Millbank Close Sw, Calgary

MLS® #A2149529

\$689,900

4 Bedroom, 3.00 Bathroom, 1,484 sqft

Residential on 0.14 Acres

Millrise, Calgary, Alberta

Discover this charming 3-bedroom bungalow nestled in the heart of Millrise, offering a cozy retreat with over 2967 of square footage. This home features a spacious layout perfect for family living, complemented by a bright and airy sunroom that extends your living space year-round. Enjoy the convenience of single-floor living with three well-appointed bedrooms upstairs, with an additional large downstairs bedroom with multiple living areas. Located in a serene neighbourhood with easy access to amenities and outdoor recreation, this bungalow embodies comfort and convenience in Millrise. Recent upgrades including a new furnace (2023), air conditioning (2022), carpet (2019), washing machine (2023), hot water tank (2019), exterior paint (2023), attic insulation upgraded to R62 (2019) wifi operated exterior gem lights (2023) and a brand new garage door (2024). Enjoy cozy evenings by the gas fireplace and updated kitchen appliances such as the dishwasher, stove, garburator and microwave hoodfan which have all been updated in the past 3 years. This home boasts blackout blinds in secondary bedrooms, vacuflo, copper water lines, and a new shed (2015) in a well-balanced sunny and shady yard with established perennials and raspberry bushes. With a quiet neighborhood, low rental area, and two incredibly spacious storage rooms, this home offers comfort and modern convenience. This is one of the largest bungalows in the area, situated on a quiet



greenspace perfect for families, with well-maintained streets, parks, and excellent schools, creating a safe and welcoming environment. Enjoy easy access to major transportation routes and the nearby Shawnessy LRT station, ensuring a seamless commute throughout the city. Millrise boasts a diverse array of shops, restaurants, and the nearby Shawnessy Shopping Centre, catering to all shopping and dining needs. With a quiet community vibe, low rental rates, and ample storage, this property epitomizes comfort and would make the perfect place to call home.

Built in 1983

Essential Information

MLS® #	A2149529
Price	\$689,900
Sold Price	\$675,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,484
Acres	0.14
Year Built	1983
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	12 Millbank Close Sw
Subdivision	Millrise
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 2E6

Amenities

Parking Spaces	4
Parking	Double Garage Attached

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Chandelier, Natural Woodwork, Track Lighting, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Gas, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Dog Run, Garden, Private Entrance, Private Yard, Storage
Lot Description	Corner Lot, Landscaped, Level, Street Lighting, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Brick, Cedar, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 18th, 2024
Date Sold	July 29th, 2024
Days on Market	11
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Charles
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