

\$924,900 - 6215 Louise Road Sw, Calgary

MLS® #A2151678

\$924,900

4 Bedroom, 2.00 Bathroom, 1,285 sqft

Residential on 0.13 Acres

Lakeview, Calgary, Alberta

No matter who you are or where you are, instinct tells you to go home. Introducing a beautiful, move-in ready 4 bedroom bungalow on a quiet street in Lakeview - one of the most requested neighbourhoods in our city. Reap the benefits of the recent \$120,000 renovation and prepare to settle in for the end of summer. Step inside and appreciate the open concept layout, large windows, natural light, built-in speakers, neutral colour palette + meticulous herringbone wood flooring throughout. You will be instantly drawn to the spectacular, entertainer's dream kitchen featuring quartz counters, soft tone cabinetry, subway tile, farmhouse sink, stainless steel appliances, gas range, pot filler + pantry. Yes, the dining area can comfortably host those holiday meals! Retreat to the primary with space for a king and pocket door access to the bathroom. Two other ample sized bedrooms round out the main floor as we now venture downstairs. Cozy up around the fireplace for movie night, set up the games table or allocate a kid's play zone - there are plenty of options for your lifestyle. The spacious 4th bedroom awaits visiting guests with a convenient full bathroom right outside the door. A copious amount of storage available in the mechanical room and even an area to set up a home gym. It's time to host outside on the west facing, two tiered patio equipped with a gas line for a BBQ and garden beds for your green thumb. Your kids will love the play house + professionally installed swing set in the back. This is a



pre-inspected property, which allows you to write a confident offer on your family's next home. Lakeview is a private community situated in the heart of the city and home to North Glenmore Park, Earl Grey Golf Course, Calgary Canoe Club + several paths around the Glenmore Reservoir. Come and visit us this weekend!

Built in 1961

Essential Information

MLS® #	A2151678
Price	\$924,900
Sold Price	\$976,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,285
Acres	0.13
Year Built	1961
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	6215 Louise Road Sw
Subdivision	Lakeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 5V3

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Chandelier, High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters
Appliances	Dishwasher, Gas Range, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Lane, City Lot, Front Yard, Low Maintenance Landscape, Landscaped, Private
Roof	Asphalt Shingle
Construction	Concrete, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 25th, 2024
Date Sold	July 29th, 2024
Days on Market	4
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.