

\$724,900 - 35 Glenview Drive Sw, Calgary

MLS® #A2153174

\$724,900

5 Bedroom, 2.00 Bathroom, 1,664 sqft
Residential on 0.15 Acres

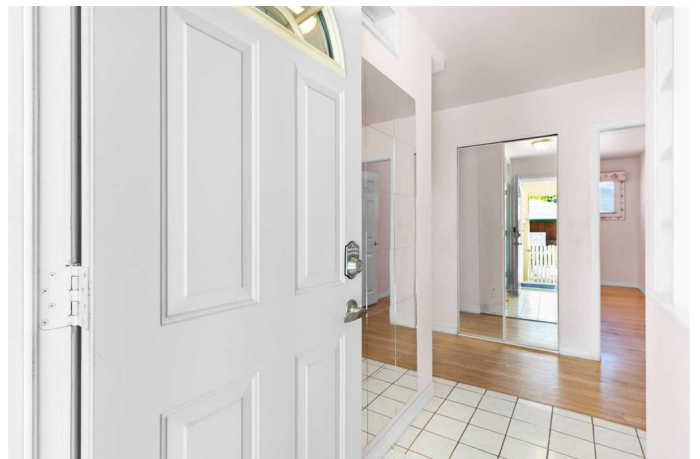
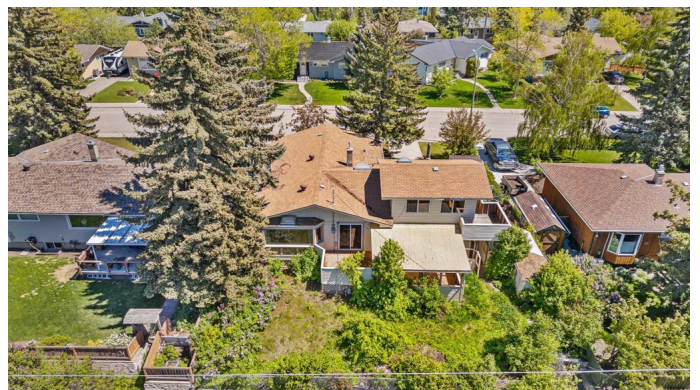
Glendale, Calgary, Alberta

WOW! ONE-OF-A-KIND PROPERTY that sits on a 67' X 100' LOT with a WEST-FACING BACKYARD on a QUIET STREET in the sought-after community of Glendale! INCREDIBLE CITY VIEWS FROM THIS LOT! RARE OPPORTUNITY to own a fully developed home that boasts over 2,900 square feet of fully developed living space with 5 bedrooms, 2 bathrooms, custom built upstairs bonus room, and two kitchens (the basement has the potential for an illegal suite - a secondary suite would be subject to approval and permitting by the city/municipality)! Updates/upgrades here include: newer furnace, electrical panel, hot water tank (all replaced within the last 10 years), two fireplaces (one wood-burning, one natural gas), large skylights, original oak hardwood flooring, central vacuum system, multiple balcony/deck spaces, shed/greenhouse and garden beds! This home has a single attached garage (drywalled and insulated) and a full-size front driveway for additional parking! Close to all amenities; minutes to downtown, major roadways, Calgary Transit C-Train, and local schools/shopping/retail! Don't miss out, call today!

Built in 1958

Essential Information

MLS® # A2153174



Price	\$724,900
Sold Price	\$715,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,664
Acres	0.15
Year Built	1958
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	35 Glenview Drive Sw
Subdivision	Glendale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 4H4

Amenities

Parking Spaces	4
Parking	Concrete Driveway, Covered, Driveway, Enclosed, Front Drive, Garage Door Opener, Garage Faces Front, Insulated, Off Street, Parking Pad, Secured, See Remarks, Single Garage Attached

Interior

Interior Features	Built-in Features, Central Vacuum, Laminate Counters, See Remarks, Separate Entrance, Skylight(s), Storage, Wet Bar
Appliances	Garage Control(s), Microwave, Oven, Refrigerator, See Remarks, Stove(s), Washer, Window Coverings
Heating	Central, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Burning
Has Basement	Yes
Basement	Separate/Exterior Entry, Finished, Full, Suite, Walk-Up To Grade

Exterior

Exterior Features	Balcony, Garden, Other, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Garden, Private, Rectangular Lot, See Remarks, Views
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	July 27th, 2024
Date Sold	September 17th, 2024
Days on Market	52
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	MaxWell Capital Realty
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