

\$575,000 - 19 Sussex Crescent Sw, Calgary

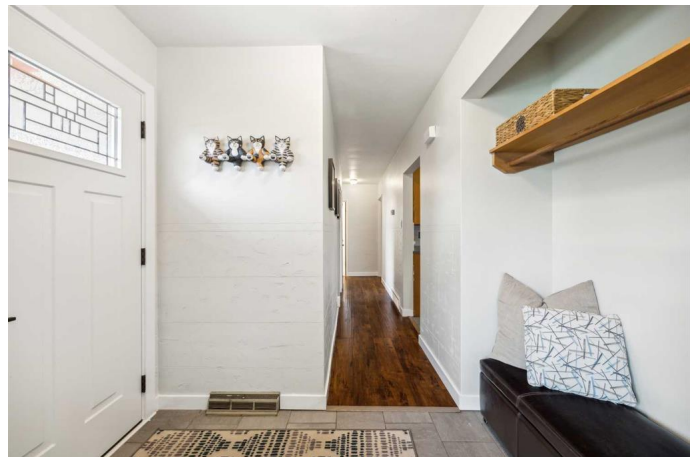
MLS® #A2156842

\$575,000

3 Bedroom, 2.00 Bathroom, 1,110 sqft
Residential on 0.12 Acres

Southwood, Calgary, Alberta

Situated on a quiet street, this 3 bed, 2 bath bungalow is charming and awaiting its new owner. Enjoy the original layout of this 1960s home, while benefiting from updates that modernize the property. Hardwood floors are featured in the front living room and dining room space, adding a comfortable feel to the main living area. You'll want to enjoy cozy nights in or entertain family and groups of friends. The kitchen is spacious and features a large window for you to overlook the private back yard. Upstairs also features 3 spacious bedrooms and a 4-piece bathroom to complete the space. The lower level has a separate entrance and adds 937 sq ft of living space, with a full bar and room for plenty of bar stools. You'll love the family games room, as well as a great nook space for a home office or workout equipment. The basement features a full commercial-style kitchen with fridge, stand up freezer, double sink, and gas range. Excellent suiting potential, this basement could be updated to be a secondary suite. A secondary suite would be subject to approval and permitting by the city/municipality. The basement is completed with a 4pc bathroom, laundry, and plenty of storage space. New triple-pane windows, exterior doors, and hot water tank have all been completed in 2023. The backyard is private with plenty of trees and lots of space to play and garden. You'll also enjoy the oversized single garage, with work bench and access to the



back alley. This home is ready for its new owner. All you need to do is move in!

Built in 1959

Essential Information

MLS® #	A2156842
Price	\$575,000
Sold Price	\$630,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,110
Acres	0.12
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	19 Sussex Crescent Sw
Subdivision	Southwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 0L4

Amenities

Parking Spaces	1
Parking	Garage Door Opener, Off Street, Oversized, Single Garage Detached

Interior

Interior Features	Bar, No Smoking Home, Vinyl Windows
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Electric Range, Freezer, Garage Control(s), Gas Range, Microwave, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air

Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Level, Many Trees, Private, Treed
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 15th, 2024
Date Sold	August 19th, 2024
Days on Market	4
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	CIR Realty
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