

\$1,050,000 - 7908 Churchill Drive Sw, Calgary

MLS® #A2157267

\$1,050,000

3 Bedroom, 3.00 Bathroom, 2,004 sqft

Residential on 0.18 Acres

Chinook Park, Calgary, Alberta

Welcome to Chinook Park! Close to all amenities, this is a community that feels like home! Inviting curb appeal, this sprawling bungalow offers over 3700 sq.ft. of comfortable indoor living space! When you first enter the home, you are greeted by an expansive front foyer with access to the outside deck, offering a fantastic indoor/outdoor flow. A grand spacious main floor makes entertaining pleasurable! A sweeping elegant living room with gas fireplace and large picture windows, flow beautifully into a formal dining area with space for those special gatherings. European style kitchen is focused on functionality and originality offering simple cabinetry, pops of bold color, and the perfect space to gather for those weekday meals. Follow through to the hallway where you are greeted by a den or 3rd bedroom with loads of natural light, and patio door to a private south deck perfect for relaxing with your morning coffee. The 2nd bedroom is complete with a murphy bed, a bonus for family and/or visiting guests. Next door is your own large, private 4PC bathroom. An airy primary bedroom with adjoining 5PC ensuite is a tranquil retreat to start or finish your day. Furnished with a 2-sided gas fireplace, free-standing vanity, walk-in shower, soaker tub and plenty of closet space. Currently the basement offers a large recreational room, 2 bonus areas, laundry room, 3PC bathroom and cold room. This area is ready for your creativity, your personal



touches or future redevelopment! The backyard is a private Oasis, with sundeck, patio area, lush lawn, garden, and beautiful mature trees. Footsteps to Chinook Park Elementary School and Henry Wisewood High School. Minutes to Glenmore Reservoir bike and walking paths, Heritage Park, Rockyview hospital and transportation. This home is meticulously maintained and a pleasure to view!

Built in 1959

Essential Information

MLS® #	A2157267
Price	\$1,050,000
Sold Price	\$1,050,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,004
Acres	0.18
Year Built	1959
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	7908 Churchill Drive Sw
Subdivision	Chinook Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 2R9

Amenities

Parking Spaces	4
Parking	Double Garage Attached, RV Access/Parking

Interior

Interior Features	Ceiling Fan(s), Double Vanity, No Smoking Home, Sump Pump(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Garburator, Gas Stove, Range Hood, Refrigerator, Trash Compactor, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Basement, Bath, Bedroom, Gas, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard, Garden, Low Maintenance Landscape
Roof	See Remarks
Construction	Brick, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 4th, 2024
Date Sold	September 7th, 2024
Days on Market	3
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	Real Estate Professionals Inc.
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