

\$864,900 - 740 Willamette Drive Se, Calgary

MLS® #A2157737

\$864,900

4 Bedroom, 3.00 Bathroom, 2,200 sqft

Residential on 0.18 Acres

Willow Park, Calgary, Alberta

Rarely does an opportunity like this come on the market. This wonderful original family home, located on a quiet street in the desirable Willow Park neighbourhood, offers the perfect canvas for your renovation dreams. With 2100 sq ft of living space spread over two floors and an additional 1200 sq ft of unspoiled basement, this property is ready for a fresh new look.

Property Features:

Living Space: 2100 sq ft on 2 floors

Basement: 1200 sq ft of unspoiled space

Lot Size: 70 ft wide flat lot

Garage: Double attached front drive garage with room for 4 off street parking spots.:

Main Floor offers:

Formal Living Room

Elegant Dining Room

Kitchen with Nook

Cozy Main Floor Family Room

Main Floor Laundry

Second Floor:

3 Additional Bedrooms

Spacious Master Bedroom with Ensuite

Outdoor Features:

Sunny South-Facing 70 ft wide Backyard:

Perfect for your landscaping ideas

The double attached garage keeps the yard wide open for enjoyment

Location Highlights:

Golf Courses: Steps from Willow Park Golf & Country Club; Willow Park City Course just down the street

Nearby Parks: Willamette Toddler Park a few



doors down

Convenient Amenities with walking distance to Schools, Leisure/Sport Center, and SouthCentre Mall.

Easy Access: Close to Deerfoot Trail, Anderson Road, and Macleod Trail for quick city access.

A short bike ride to Bow River pathway system and Fish Creek Provincial parks.

This home offers an excellent opportunity to create, renovate, and renew your ideal family living space in a prime location. Don't miss out on making this charming property your own!

Built in 1971

Essential Information

MLS® #	A2157737
Price	\$864,900
Sold Price	\$931,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,200
Acres	0.18
Year Built	1971
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	740 Willamette Drive Se
Subdivision	Willow Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J2a2

Amenities

Parking Spaces	2
Parking	Double Garage Attached

Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Electric Stove, Refrigerator
Heating	Central
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Many Trees
Roof	Shake
Construction	Cedar
Foundation	Poured Concrete

Additional Information

Date Listed	August 15th, 2024
Date Sold	August 19th, 2024
Days on Market	3
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	MaxWell Capital Realty
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