

\$619,900 - 267 Queen Alexandra Road Se, Calgary

MLS® #A2160076

\$619,900

4 Bedroom, 2.00 Bathroom, 1,280 sqft

Residential on 0.14 Acres

Queensland, Calgary, Alberta

The HOME sweet HOME youâ€™ve been envisioning now has a for sale sign in the lush front yard! Tucked amongst the mature trees in the picturesque community of Queensland, offering both suburban tranquility and urban convenience. This thoughtfully updated Bi-Level boasts a perfect blend of classic charm and modern flare, with a private backyard oasis, and an Oversized Double 23â€™x23â€™ Detached Garage w/ EV charging capabilities & RV parking. The Foyer welcomes you inside the bright main level, w/ rich hardwood floors, fresh paint, NEW baseboards & trim. The Living Room hosts large windows and a cozy wood burning Fireplace w/ beautiful floor-to-ceiling gray brick. The Open Concept layout flows past the Formal Dining space into a fantastic Kitchen. Equipped w/ white cabinets highlighted by the colorful tiled backsplash w/ spice racks, SS appliances, views of the stunning backyard from your Kitchen sink, Pantry for added storage, and elegant lighting above the O/S Eat-Up Island. Off the Kitchen is easy access to the Mudroom w/ built-in organized shelving & hooks, and thereâ€™s more organized storage in the central hallway Coat AND Linen Closets. The spacious Primary Suite has a modern 2-Pc Ensuite w/ a NEW faucet & mirrored closet door. Also on this main-level are 2 more great-sized Bedrooms w/ big windows and closets, access to a gorgeous updated 4-Pc Bathroom w/ a soaker tub. Arguably one of the best parts of this home



awaits in the Basement, ideal for entertaining and unwinding - there's unique wood feature walls contrasted by dark ceilings in the huge Theatre/Rec Room, a corner faux fireplace surrounded in brick, Projector System, a Wet Bar w/ more storage solutions, 4th Bedroom w/ TWO large windows and double closets, Laundry Room, Utility & Storage area, and already roughed in for another potential FULL Bath AND additional Flex Space. Some notable updates include: All Main floor Windows recently replaced, newer A/C and (2019) 2-stage Lennox Furnace. Outside this property is an absolute sanctuary, w/ a large fenced backyard kept private from the many mature trees & shrubs, with a concrete patio and walkway, BBQ gas line, RV Parking, all fully landscaped to include lush lawn space and a few raised wood garden beds. Garage goals achieved - this incredible Oversized Double Detached Garage has bright windows, and a new Sub-Panel w/ 50 amp EV charger! This unbeatable home is mere minutes from Fish Creek Park and other great amenities, just steps away from the local Dog Park, checking all the boxes for everyone in the family. Don't miss your opportunity to own this impeccable home, call your favorite Realtor and schedule a private viewing TODAY!

Built in 1973

Essential Information

MLS® #	A2160076
Price	\$619,900
Sold Price	\$617,000
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,280

Acres	0.14
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	267 Queen Alexandra Road Se
Subdivision	Queensland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 3P4

Amenities

Parking Spaces	4
Parking	220 Volt Wiring, Additional Parking, Alley Access, Double Garage Detached, Garage Faces Rear, In Garage Electric Vehicle Charging Station(s), Oversized, RV Access/Parking, RV Gated

Interior

Interior Features	Built-in Features, Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Recessed Lighting, Soaking Tub, Storage, Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Brick Facing, Living Room, Mixed, Recreation Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line, Garden, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Lawn, Landscaped, Street Lighting, Rectangular Lot
Roof	Asphalt Shingle

Construction	Aluminum Siding, Brick, Concrete
Foundation	Poured Concrete

Additional Information

Date Listed	August 26th, 2024
Date Sold	October 7th, 2024
Days on Market	42
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX First
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