

# \$695,000 - 183 Woodglen Way Sw, Calgary

MLS® #A2162618

**\$695,000**

4 Bedroom, 4.00 Bathroom, 2,127 sqft

Residential on 0.11 Acres

Woodbine, Calgary, Alberta

Discover your perfect family retreat in this beautifully maintained, air-conditioned home. Featuring high ceilings and abundant natural light, you'll feel right at home the moment you step inside. The front bay window showcases the welcoming sunken living room and formal dining area. The inviting kitchen, nook, and family room with a cozy gas fireplace are ideal for both relaxation and entertaining, with easy-to-maintain granite counters, an island, and ample storage.

Extending from the indoor space, the private, manicured backyard offers a deck perfect for enjoying sunny days. Upstairs, you'll find four generously sized bedrooms with new windows and a full bathroom. The expansive primary suite provides stunning mountain views, a walk-in closet, and a luxurious ensuite with a jetted tub and separate shower.

The lower level is designed for leisure and enjoyment, featuring a games room with pool table, gym area, and a reading/TV nook. An additional half-bath is already plumbed for a future shower if desired. The utility room offers extensive storage, and both the air conditioner and furnace are serviced annually to ensure optimal performance.

Located near excellent schools such as St. Jude (K-6) and Woodbine Elementary (K-6), this home is also conveniently close to shopping areas, cafes, clinics, and



pharmacies. Enjoy easy access to explore Fish Creek Park, many pathways, Buffalo Run, Costco, transit, and a short drive to Stoney Trail.

Contact your favorite realtor to explore this exceptional property and see if it could be your new home!

Built in 1989

### Essential Information

MLS® #	A2162618
Price	\$695,000
Sold Price	\$695,000
Bedrooms	4
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	2,127
Acres	0.11
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

### Community Information

Address	183 Woodglen Way Sw
Subdivision	Woodbine
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 4C9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	Bookcases, Central Vacuum, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, Natural Woodwork, No Smoking Home, Storage, Vinyl Windows, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Insert
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Landscaped, Rectangular Lot, Treed
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

## Additional Information

Date Listed	September 12th, 2024
Date Sold	October 2nd, 2024
Days on Market	20
Zoning	R-C1
HOA Fees	0.00

## Listing Details

Listing Office	Property Solutions Real Estate Group Inc.
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