

\$879,900 - 140 Lake Bonavista Drive Se, Calgary

MLS® #A2163084

\$879,900

4 Bedroom, 3.00 Bathroom, 1,474 sqft

Residential on 0.16 Acres

Lake Bonavista, Calgary, Alberta

Amazing bungalow on an incredible lot! Welcome to 140 Lake Bonavista Drive & to this beautiful home that features lots of quality renovations. This home is located on the "quiet side" of the drive, which gets limited traffic. This is a very quiet home & location. You'll love the curb appeal as you walk up. Poured sidewalk to the front door & leads you around back. The main floor is so smartly designed. Open kitchen to the dining area flows very nicely into the formal living space which also features a convenient flex space for a home office. The floor plan is nicely defined, but there is also an open feel as you relax, entertain & spend family time in these spaces. Huge kitchen offers lots of prep space & an island with breakfast bar. 3 bedrooms on the main level - the primary bedroom featuring a full ensuite. Gleaming hardwood floors & fresh paint throughout this level. Leading you down to the basement is a spacious mud room to hang coats & store shoes as you come in off of the garage. The basement has been recently renovated & is very bright & inviting. There is also a self contained suite (illegal) which is a perfect set-up for a nanny or extended family. Fully renovated bathroom with duel sinks, home theatre area, flex spaces, additional bedroom & lots of storage space. There is also a convenient laundry space at the bottom of the stairs that can be shared between the main & lower level. This home is also air conditioned & there's updated roof shingles & windows.



Over 2800 square feet of usable space across this home. This is an AMAZING west facing backyard. You're going to spend a lot of time back here! Great spaces to entertain, relax or watch your children play. Bbq gas line off of the patio. Large double garage here as well. Just around the corner from this home on Lake Fraser Way is a green space you can also enjoy. Only a short walk to Nickle School, parks, amenities, the shops at Avenida, Fish Creek Park & the lake of course! Lake Bonavista is Calgary's premier lake community & features the lake which is open all year round. Swimming, boating, skating & sledding! The Lake Bonavista community association manages the Rec Centre which features 2 ice rinks, a gymnasium, meeting rooms & more. The Lake Bonavista Promenade is a convenient shopping centre in the middle of the community & features a Safeway, lots of shopping, restaurants & more. People who live here stay for a long time! What a fabulous opportunity for a turn-key home in an incredible location!

Built in 1973

Essential Information

MLS® #	A2163084
Price	\$879,900
Sold Price	\$897,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,474
Acres	0.16
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	140 Lake Bonavista Drive Se
Subdivision	Lake Bonavista
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 3S9

Amenities

Amenities	None
Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Bookcases, Built-in Features, Double Vanity, Granite Counters, Kitchen Island, Pantry
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Refrigerator, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Dining Room, Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	None
Lot Description	Landscaped, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 5th, 2024
Date Sold	September 10th, 2024
Days on Market	5
Zoning	R-C1
HOA Fees	359.00

HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX First

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