

\$605,000 - 1906 Olympia Drive Se, Calgary

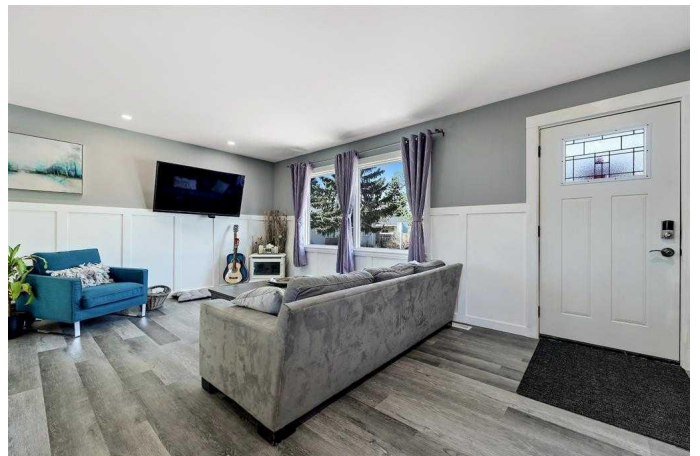
MLS® #A2163412

\$605,000

5 Bedroom, 4.00 Bathroom, 1,049 sqft
Residential on 0.10 Acres

Ogden, Calgary, Alberta

ATTENTION INVESTORS OR LIVE IN CARETAKERS!! Welcome to your new home, a spacious and versatile 5-bedroom, 4 full bathroom home located in the heart of Calgary. Whether you're seeking a family home or an excellent investment opportunity, this property offers incredible flexibility, comfort, and potential for future growth. Step into a generous layout designed to accommodate large families or those looking for extra space. The main floor offers wheelchair accessibility with a built-in lift frame for front door entry as well as a wheelchair accessible bathroom. With three bedrooms and two full bathrooms on the main floor, there's plenty of room for everyone to enjoy. The bright and open concept living areas create a welcoming atmosphere for hosting friends, relaxing after a long day, or enjoying family time. For the savvy investor, this property is currently tenanted with both legal units on a month-to-month basis, offering immediate rental income. The clever layout offers a separate entrance with 2 bedrooms and 2 full bathrooms downstairs, making it ideal for maximizing rental yield, potentially as a long-term buy and hold. Outside you'll find a large rectangular lot backing onto a greenspace, James Hardie siding, large composite deck, and oversized parking pad. Its location in a great neighbourhood could lead to solid appreciation over time. Don't miss this opportunity to own a home that offers both lifestyle flexibility and financial potential. Reach



out today to schedule your private viewing of
1906 Olympia Drive SE!

Built in 1973

Essential Information

MLS® #	A2163412
Price	\$605,000
Sold Price	\$590,000
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	1,049
Acres	0.10
Year Built	1973
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	1906 Olympia Drive Se
Subdivision	Ogden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 1H5

Amenities

Parking Spaces	4
Parking	Off Street, Parking Pad

Interior

Interior Features	Open Floorplan, Separate Entrance
Appliances	Dishwasher, Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, High Efficiency, Natural Gas
Cooling	None
Has Basement	Yes

Basement Finished, Full, Separate/Exterior Entry, Suite

Exterior

Exterior Features Private Yard, Fire Pit, Garden, Private Entrance
Lot Description No Neighbours Behind, Private, Backs on to Park/Green Space,
 Cul-De-Sac, Level, Rectangular Lot
Roof Asphalt Shingle
Construction Vinyl Siding, Wood Frame
Foundation Poured Concrete

Additional Information

Date Listed September 5th, 2024
Date Sold October 25th, 2024
Days on Market 50
Zoning R-C1
HOA Fees 0.00

Listing Details

Listing Office eXp Realty

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