

\$879,900 - 1164 Lake Wapta Road Se, Calgary

MLS® #A2164395

\$879,900

4 Bedroom, 3.00 Bathroom, 1,204 sqft

Residential on 0.16 Acres

Lake Bonavista, Calgary, Alberta

****Open House Saturday September 14**

1:00-3:00**

Welcome to this extensively renovated home situated on an oversized pie lot, in the highly sought after community of Lake Bonavista! From the moment you first walk inside this home you'll notice the attention to detail in the custom woodwork and thoughtful design elements throughout.

The main level showcases a gorgeous slab style, white oak kitchen with a minimalist design keeping a clean, sleek appearance while not skimping out on function, with stainless steel appliances, a custom made hood fan, built in dishwasher, sleek stone countertops, and a large island perfect for both cooking and entertaining!

Adjacent to the kitchen, the dining and living areas highlight built in cabinets for loads of extra storage space and plenty of room for the family to gather. Luxury vinyl plank flooring runs throughout the main level where you'll also find 3 well-appointed bedrooms, including a primary suite with a luxurious 2-piece ensuite.

The beautifully renovated full bathroom highlights a custom vanity, stunning tile and high end fixtures throughout.

In the basement, you'll find a haven of comfort and versatility, featuring an incredibly large bedroom, a beautifully finished 4 piece bath, boasting a walk in tile shower, and an



inviting family room.

The family room is enhanced by a custom built-in entertainment unit and bookshelves, offering a perfect space to gather for family movie nights, or have friends over for the game!

While the quaint office space may seem unassuming, don't be fooled - it's just as impressive as the rest of the home with its custom cabinetry.

The basement also saw updates in the form of a new furnace and A/C unit both installed in 2023.

Keeping on brand with the high end features on the interior, the exterior of the home saw impressive upgrades as well with all new Hardie board siding, updated windows, tongue and groove cedar soffits, a new composite deck with a drainage system installed below, and a new roof in 2019!

The back yard highlights a heated, oversized 23.5'x23.5' garage with 220 wiring, an enormous paved parking pad for your trailer and still enough space for the kids to play while you relax in the hot tub.

Sitting within one of Calgary's most desirable neighbourhoods you'll have year round access to the lake, the perfect place to enjoy the beach on a hot summer day or to take the family skating on a snowy winter evening. With a community centre, shopping centre, restaurants, schools, parks, and its central location, the amenities of Lake Bonavista are abundant! Don't miss the opportunity to call this exceptional property your new home!

Built in 1969

Essential Information

MLS® #	A2164395
Price	\$879,900
Sold Price	\$880,000

Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,204
Acres	0.16
Year Built	1969
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Sold

Community Information

Address	1164 Lake Wapta Road Se
Subdivision	Lake Bonavista
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 2P2

Amenities

Amenities	Beach Access, Boating, Clubhouse, Park, Party Room, Racquet Courts, Recreation Facilities
Parking Spaces	2
Parking	Double Garage Detached, RV Access/Parking

Interior

Interior Features	Bookcases, Built-in Features, Closet Organizers, Kitchen Island, Natural Woodwork, No Smoking Home, Open Floorplan, Recessed Lighting, Stone Counters, Vinyl Windows
Appliances	Bar Fridge, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2024
Date Sold	September 17th, 2024
Days on Market	5
Zoning	R-C1
HOA Fees	367.50
HOA Fees Freq.	ANN

Listing Details

Listing Office	Boutique Real Estate Group Inc.
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