

\$699,000 - 4704 North Haven Drive Nw, Calgary

MLS® #A2164718

\$699,000

4 Bedroom, 2.00 Bathroom, 1,306 sqft

Residential on 0.14 Acres

North Haven, Calgary, Alberta

Welcome to this impeccably maintained bungalow, located in a sought-after neighbourhood. This home stands out with its lovely curb appeal, featuring well-developed, manicured trees, shrubs, and underground sprinkler system that keeps the landscape vibrant and lush. Inside, you are greeted by a spacious living area that seamlessly flows into a large dining space, creating an open and inviting atmosphere for entertaining and daily living. The modern, white walls throughout the main floor maximize the natural light, complemented by very nice, high-quality carpeting in perfect condition, which lies over the original hardwood floors found throughout the main floor, except in the kitchen and bathrooms. The kitchen, remodeled 15 years ago, boasts blonde oak cabinetry, quartz countertops, and a suite of appliances including a new dishwasher, an electric stove installed in 2020, a vented microwave hoodfan, and a fridge that is just 10 years old. A larger window overlooks the serene backyard, enhancing the kitchen's charm and functionality. There is also a good space to accommodate an informal dining table in the kitchen. Beyond the kitchen and dining area is a beautiful, heated sunroom by Four Seasons®—an exquisite addition to the home ideal for morning coffees, cultivating plants, hosting dinners, or unwinding with a book. It features three operable windows that invite a delightful breeze, perfect for enjoying the seasons. The home offers three bedrooms on



the main floor, all of generous size, as this was a past show home when the area was first developed. The master bedroom is particularly spacious with a sizeable closet, providing a private and comfortable retreat. The basement includes a large family room equipped with a fun, old-school bar area and a new, decorative gas fireplace that is thermostat controlled and includes a remote for easy operation. The beautiful piano is included as well! There is also a large fourth bedroom that could be legalized with the installation of an egress window. This room is also ideal for a 2nd home office. Additional features include a great office space or extra storage area off of the family room and a large cedar sauna, ideal for relaxation and enjoying health benefits. A 3-piece bathroom downstairs offers potential for renovation and expansion. This home is not just about comfort but also durability and efficiency, with a ceramic roof that withstands the test of time, a hot water tank replaced five years ago, and an energy-efficient furnace installed four years ago. Double detached garage PLUS additional parking with the covered, cement carport that could also be used to store your trailer. The location is unbeatable, close to all levels of schools, a playground just a couple of blocks away, and a bus stop only half a block awayâ€”downtown is just a 20-minute ride. This is a truly exceptional property that offers both a quality lifestyle and convenience. This home is clean, clean, clean and is move-in ready!

Built in 1962

Essential Information

MLS® #	A2164718
Price	\$699,000
Sold Price	\$687,500
Bedrooms	4

Bathrooms	2.00
Full Baths	2
Square Footage	1,306
Acres	0.14
Year Built	1962
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Sold

Community Information

Address	4704 North Haven Drive Nw
Subdivision	North Haven
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 2J4

Amenities

Parking Spaces	4
Parking	Double Garage Detached, Carport, RV Carport

Interior

Interior Features	Central Vacuum, No Smoking Home, Bar, No Animal Home, Quartz Counters, Sauna
Appliances	Dishwasher, Garage Control(s), Refrigerator, Window Coverings, Electric Range, Microwave Hood Fan, Washer/Dryer, Water Softener
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Basement, Blower Fan, Decorative, Insert
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Other
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Low Maintenance Landscape, Underground Sprinklers

Roof	Other, See Remarks
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 30th, 2024
Date Sold	November 20th, 2024
Days on Market	50
Zoning	R-C1
HOA Fees	0.00

Listing Details

Listing Office	eXp Realty
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