

\$600,000 - 1716 35 Avenue Sw, Calgary

MLS® #A2165060

\$600,000

2 Bedroom, 3.00 Bathroom, 1,881 sqft

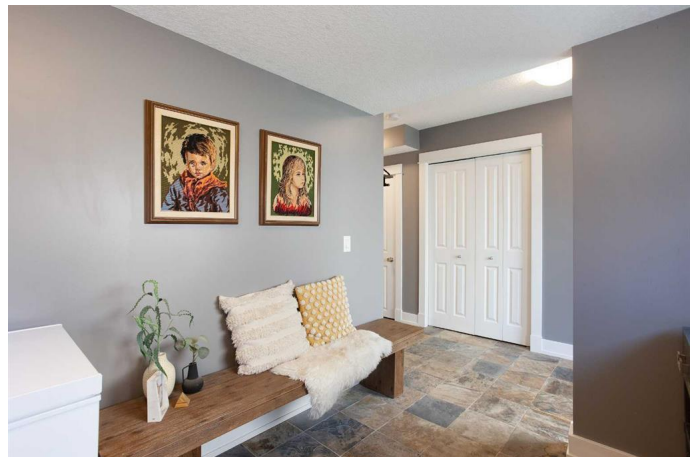
Residential on 0.00 Acres

Altadore, Calgary, Alberta

Welcome to this gorgeous 3 storey duplex in the heart of Altadore! Enjoy this highly sought after location within walking distance to Marda Loop, and great access to Glenmore and Crowchild. Upon entering the unit you will notice a spacious entryway with plenty of additional storage under the stairs and a flex room area that could work perfect for an at home office. Continue up the stairs to the main level where you note the open concept living room and kitchen set up making this a great space for entertaining your friends and family! The large windows let in tons of natural light and the additional benefit of 9' ceilings makes this main floor living space a treat to be in all year round. Stainless appliances, granite counters and island eating bar provide a practical kitchen set up alongside the sophisticated cabinetry with plenty of storage. Upstairs offers you a large primary suite with walk-in closet and 4 piece ensuite bath with heated floors for the chilly mornings! Enjoy your backyard space plus a detached single garage while being close to all of the excitement and walkable options for bars restaurants and more! This home also offers numerous smart home switches for total control and heightened efficiency. Close to all levels of schools and public transit! Book your viewing today!

Built in 2008

Essential Information



MLS® #	A2165060
Price	\$600,000
Sold Price	\$620,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,881
Acres	0.00
Year Built	2008
Type	Residential
Sub-Type	Semi Detached
Style	3 Storey, Side by Side
Status	Sold

Community Information

Address	1716 35 Avenue Sw
Subdivision	Altadore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2T 2C9

Amenities

Amenities	Storage
Parking Spaces	1
Parking	Single Garage Attached

Interior

Interior Features	Breakfast Bar, Granite Counters, High Ceilings, Kitchen Island
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, None

Exterior

Exterior Features	None
Lot Description	Back Lane, Back Yard
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 11th, 2024
Date Sold	September 20th, 2024
Days on Market	9
Zoning	M-C1
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX First
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