

# \$499,900 - 15240 Deer Run Drive Se, Calgary

MLS® #A2169308

**\$499,900**

4 Bedroom, 3.00 Bathroom, 1,202 sqft

Residential on 0.12 Acres

Deer Run, Calgary, Alberta

Don't miss this Charming DETACHED 3 level split Home with 1811 sq ft of developed space - located in the Desirable Community of Deer Run! Discover the potential of this inviting 4-bedroom, 3-bathroom home, complete with a single attached garage!! DOG lovers - this one is for you!!!! NO rules or restrictions at this price! Current owners lived here for 30 years, and while it's ready for a little TLC, it offers a wonderful opportunity for you to unleash your creativity and make it your own! 3 Bedrooms ABOVE GRADE are all nice sized. Full bath on upper level. Large Primary bedroom offers a 3 piece ensuite! Fourth bedroom in 3rd level offers bright space with loads of room to become a craft area, gym, office or whatever you need! Spacious layout features a welcoming living/dining area with awesome VAULTED ceilings - that flows into the kitchen. Head out to the deck/yard area direct from the kitchen. The outdoor area offers a charming backyard with SOUTH exposure, ideal for relaxation and entertaining. House behind is on a pie shaped lot - so feels like you back onto a park! Lower level offers large BRIGHT family room with wood burning fireplace - perfect for future cozy nights. Another 2 piece bathroom in the basement. SO much storage space in crawl space. Roof Shingles done May 2020. Garage Door was new March 2021. HWT new in Nov 2022. Furnace last serviced Jan 2020. Washing Machine new in May 2020. Kitchen Window and Patio Door were replaced in Nov 2010.



Poured patio concrete patio on front. EXTRA concrete professionally poured beside both sides of driveway on front allows you to park two cars side by side - and keeps garbage cans tidy at side of the house. Deer Run is known for its welcoming, tight-knit community atmosphere, making it a popular choice for families and individuals seeking a supportive and friendly neighborhood. Pickle Ball, community events, bike/pathways are steps away...shopping, amenities, restaurants, pubs, services within minutes. Deer Run is ideal for those who love the great outdoors and the nearby conveniences of city life. Nestled along the eastern edge of Fish Creek Provincial Park, Deer Run offers residents a unique blend of suburban comfort and easy access to nature. Whether you're looking for a peaceful retreat, a close-knit community, or easy access to amenities and natural areas, Deer Run provides a high quality of life and a welcoming environment for residents of all ages. Sikome lake is 5 mins away. So close to the river but NOT in flood zone! Deer Run is strategically located in Calgary's southeast, providing residents with convenient access to major roadways and public transit. With a little imagination and some updates, this home can shine once again! Don't miss the chance to transform this gem in a fantastic community. Schedule your showing today and envision the possibilities. Your chance to get a DETACHED home with a GARAGE and a YARD for a GREAT price! QUICK possession - move in before the snow flies!

Built in 1979

### **Essential Information**

MLS® #	A2169308
Price	\$499,900
Sold Price	\$520,000

Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,202
Acres	0.12
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	3 Level Split
Status	Sold

### Community Information

Address	15240 Deer Run Drive Se
Subdivision	Deer Run
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 5P9

### Amenities

Parking Spaces	3
Parking	Driveway, Single Garage Attached

### Interior

Interior Features	Ceiling Fan(s), Closet Organizers, Laminate Counters, See Remarks, Vaulted Ceiling(s)
Appliances	Dishwasher, Dryer, Microwave Hood Fan, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Stone, Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
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Lot Description	Back Yard, Front Yard, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	September 28th, 2024
Date Sold	October 5th, 2024
Days on Market	7
Zoning	R-CG
HOA Fees	0.00

**Listing Details**

Listing Office	Royal LePage Benchmark
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