

\$875,000 - 1619 47 Street Sw, Calgary

MLS® #A2260834

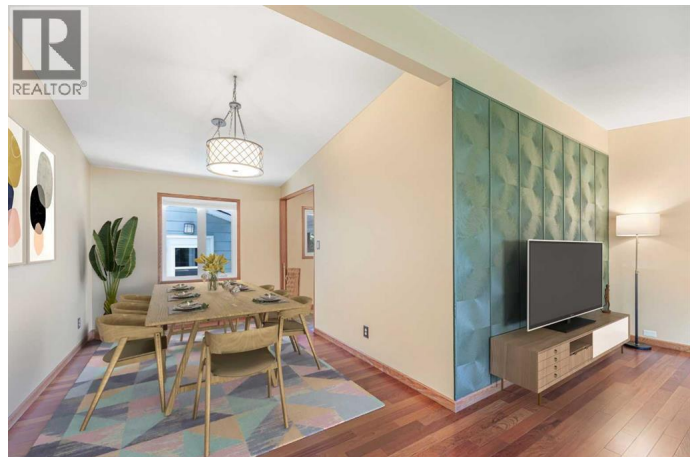
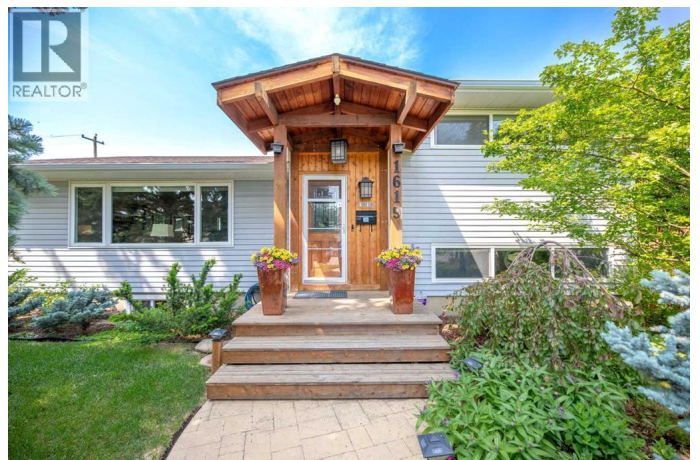
\$875,000

4 Bedroom, 2.00 Bathroom, 1,174 sqft

Single Family on 0.14 Acres

Westgate, Calgary, Alberta

OPEN HOUSE Saturday, Oct 11 AND Sunday Oct 12, 1pm - 3:30pm. Discover this family home in Westgate. This immaculate four-level residence has been meticulously maintained, offering an ideal blend of comfort and style. Gorgeous perennial gardens and established mature trees in both front and back yard. Side yard features a Vegetable garden in full sun with rain barrels. Kitchen complete with gas stove for that chef in your family. A generous window that beautifully frames the backyard. With 4 good size bedrooms, 2 full baths this home accomodates families of all sizes. Enjoy the warmth of the L shaped living /dining room with cozy gas fireplace, hardwood and slate floors throughout this main level. Sidesplits offer lots of usable living space with privacy. Bathrooms with heated floors for those chilly mornings. Recent upgrades include High efficiency furnace, (2022) newer hot water tank, air conditioning, water softener, drinking water filter ensuring your comfort year round. Natural gas line for your bar B Q out on the back deck and fenced yard. Oversized single car garage with a covered car port provides plenty of parking. Front back and side yard feature perennial and vegetable gardens. PLUS side yard features two storage sheds for additional storage needs. This exceptional property offers quick access to downtown and Stoney Trail, along with proximity to shopping, schools, parks, and LRT. Don't miss your opportunity to call this remarkable home yours today! (id:6289)



Built in 1959

Essential Information

Listing #	A2260834
Price	\$875,000
Bedrooms	4
Bathrooms	2.00
Square Footage	1,174
Acres	0.14
Year Built	1959
Type	Single Family
Sub-Type	Freehold
Style	4 Level

Community Information

Address	1619 47 Street Sw
Subdivision	Westgate
City	Calgary
Province	Alberta
Postal Code	T3C2E2

Amenities

Amenities	Schools, Shopping
Features	Back lane, No Smoking Home, Gas BBQ Hookup
Parking Spaces	2
Parking	Carport, Detached Garage
# of Garages	2

Interior

Appliances	Refrigerator, Water softener, Range - Gas, Dishwasher, Dryer, Microwave, Washer & Dryer
Heating	Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
Has Basement	Yes

Exterior

Exterior Features	Fruit trees, Garden Area, Landscaped
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Foundation

Poured Concrete

Listing Details

Listing Office

Royal LePage Benchmark



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