

\$849,000 - 1647 Bowness Road Nw, Calgary

MLS® #A2261971

\$849,000

3 Bedroom, 3.00 Bathroom, 1,520 sqft

Single Family on 0.07 Acres

Hillhurst, Calgary, Alberta

OPEN HOUSE - SATURDAY, OCTOBER 4
FROM 2PM to 5PM - Welcome to 1647
Bowness Rd NW, a charming two-story
character home that beautifully blends 1910
details with modern renovations and upgrades.
Located on a desirable tree-lined street, this
home offers excellent curb appeal and an
outstanding location. The main floor boasts
hardwood flooring throughout, featuring a
spacious entry, large living and dining rooms,
and a gas fireplace with a period mantle and a
refurbished exposed brick chimney,
complemented by built-in shelving. The kitchen
is equipped with granite counters, stainless
steel appliances, and a gas stove. A generous
mudroom provides ample space for boots,
toboggans, and even your favorite dog bowls.
Upstairs, you'll find two bright and spacious
bedrooms, large bathrooms, and
sun-drenched hallways. The master bedroom
offers vaulted ceilings, a sizable closet, and a
beautifully renovated ensuite bath with dual
vanities and quartz countertops. The second
upstairs bathroom has also been thoughtfully
renovated, highlighting the anchoring brick
chimney and some fun Rocky Mountain
details. The lower level, renovated in 2015,
features a full bathroom, heightened ceilings,
and upgraded insulation. Outside, a 24-foot
double detached garage is situated in the
sunny south-facing backyard. This lovely
home's prime location allows for easy walking
access to restaurants, shopping, downtown,
and the pathway system. Call today for your



private viewing! (id:6289)

Built in 1910

Essential Information

Listing #	A2261971
Price	\$849,000
Bedrooms	3
Bathrooms	3.00
Square Footage	1,520
Acres	0.07
Year Built	1910
Type	Single Family
Sub-Type	Freehold

Community Information

Address	1647 Bowness Road Nw
Subdivision	Hillhurst
City	Calgary
Province	Alberta
Postal Code	T2N3K1

Amenities

Amenities	Playground, Recreation Nearby, Schools, Shopping
Features	See remarks, Back lane, Closet Organizers, No Smoking Home
Parking Spaces	2
Parking	Detached Garage
# of Garages	2

Interior

Appliances	Washer, Refrigerator, Dishwasher, Range, Dryer, Microwave, Garage door opener
Heating	Natural gas Forced air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior Features	Landscaped
Construction	Wood frame
Foundation	Poured Concrete

Listing Details

Listing Office CIR Realty



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