

# Single Family House For Sale

1,301 Sqft - 1536 18 AV NW, Calgary, Alberta, Canada T2M0W8



**NO PICTURE**



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## Property [Description](#)

Over 1300 sq ft renovated bungalow with a total of 5 (possible) bedrooms & 4 full bathrooms. Features a fabulous aggregate concrete front driveway + stairs. Front living room has gleaming hardwood floors + elegant natural gas FP with

## Basic [Details](#)

Property Type: **Single family**

Listing Type: **For Sale**

Residential Type: **House**

handcrafted wood mantle. The rear of the home has an addition, sprawling great room with high vaulted ceilings, a spacious dining room + open concept kitchen. Light & bright, white appliances & cabinets, a large centre island + comfortable family rm. Main floor has 2 bedrooms + 1 full bathroom. Downstairs 3 full bathrooms, lower level master bedroom enjoys a full ensuite. There is a second kitchen down with an open rec room + 2 more rooms & a private walk up/out rear entrance. Massive oversized garage with extra high ceilings and plenty of windows, fully insulated & drywalled with 220V service making a perfect dream workshop. Plenty of backyard space on this large 50x120 RC2 sub-dividable lot. A great revenue generator, living opportunity and future development potential. (id:15472)

MLS® #:	<b>C4292864</b>
Price:	<b>\$674,889</b>
Beds:	<b>4</b>
Baths:	<b>4</b>
Rooms:	<b>Register to View</b>
Sq Ft:	<b>1,301 Sqft</b>
Year Built:	<b>1945</b>
Lot Area:	<b>557 m<sup>2</sup></b>

## Location

Street Number:	<b>1536</b>
Street:	<b>18</b>
Country:	<b>CA</b>
Province:	<b>AB</b>
City:	<b>Calgary</b>
Postal Code:	<b>T2M0W8</b>
Longitude:	<b>W115° 54' 11.8"</b>
Latitude:	<b>N51° 4' 7.7"</b>
Site Influences:	<b>Playground</b>

## Agent Info



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