



THE
A-TEAM

**RE/MAX
FIRST**

10 ST MONICA Avenue, Calgary T2G 3Y3

MLS®#: **A2136450**

Area: **Inglewood**

Listing Date: **06/03/24**

List Price: **\$910,000**

Status: **Active**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Calgary**
Year Built: **1948**

Lot Information

Lot Sz Ar: **3,573 sqft**
Lot Shape:

Access:

Lot Feat: **Back Yard**
Park Feat: **Off Street**

DOM

233
Layout
Beds: **5 (3 2)**
Baths: **2.0 (2 0)**
Style: **Bungalow**

Parking

Ttl Park: **0**
Garage Sz:

Utilities and Features

Roof: **Asphalt Shingle**
Heating: **Forced Air,Natural Gas**
Sewer:
Ext Feat: **Private Yard**

Construction: **Stucco,Wood Frame**
Flooring: **Hardwood,Linoleum**
Water Source:
Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Refrigerator,Stove(s),Washer/Dryer**
Int Feat: **No Smoking Home**
Utilities:

Room Information

Room	Level	Dimensions
Kitchen	Main	7`10" x 12`1"
Bedroom	Main	9`5" x 8`5"
Living Room	Main	12`3" x 11`5"
Bedroom - Primary	Main	8`9" x 11`6"
Furnace/Utility Room	Basement	9`1" x 10`2"
4pc Bathroom	Basement	5`9" x 8`0"
Laundry	Basement	4`8" x 11`0"

Room	Level	Dimensions
4pc Bathroom	Main	5`9" x 4`10"
Bedroom	Main	9`6" x 8`7"
Entrance	Main	3`10" x 6`3"
Bedroom	Basement	19`11" x 8`5"
Bedroom	Basement	8`10" x 8`8"
Game Room	Basement	7`11" x 7`11"

