

240 LOS ALAMOS Place, Calgary T1Y 7G7

MLS®#: **A2151107** Area: **Monterey Park** Listing Date: **07/17/24** List Price: **\$674,900**
 Status: **Active** County: **Calgary** Change: **-\$10k, 16-Sep** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary**
 Year Built: **1999**
Lot Information
 Lot Sz Ar: **4,294 sqft**
 Lot Shape:

Finished Floor Area
 Abv Sqft: **1,200**
 Low Sqft:
 Ttl Sqft: **1,200**

DOM

61
Layout
 Beds: **4 (4)**
 Baths: **3.0 (3 0)**
 Style: **4 Level Split**

Parking

Ttl Park: **4**
 Garage Sz: **2**

Access:

Lot Feat: **Back Lane,Back Yard,Low Maintenance Landscape,Irregular Lot**
 Park Feat: **Double Garage Attached**

Utilities and Features

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

Construction: **Brick,Stucco,Wood Frame**
 Flooring: **Ceramic Tile,Hardwood,Laminate,Vinyl Plank**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**

Kitchen Appl: **Dishwasher,Dryer,Electric Stove,Garage Control(s),Range Hood,Refrigerator,Washer,Window Coverings**
 Int Feat: **No Animal Home,No Smoking Home**
 Utilities:

Room Information

Room	Level	Dimensions
Living Room	Main	20`5" x 13`1"
Dinette	Main	8`4" x 7`9"
4pc Ensuite bath	Second	9`1" x 4`10"
Bedroom	Second	11`1" x 9`11"
Living Room	Third	21`10" x 10`0"
Bedroom	Third	12`10" x 9`1"
Office	Level 4	12`8" x 8`6"

Room	Level	Dimensions
Kitchen	Main	13`7" x 10`2"
Bedroom - Primary	Second	13`4" x 11`1"
4pc Bathroom	Second	7`8" x 4`10"
Bedroom	Second	9`11" x 9`4"
3pc Bathroom	Third	8`7" x 4`10"
Kitchen With Eating Area	Level 4	16`9" x 16`2"
Laundry	Level 4	8`9" x 5`6"

Title:
Fee Simple
Legal Desc:

Zoning:
R-C1N

9813562

Remarks

Pub Rmks: **This Beautiful Lanscaped 4 Level Split with a Front attached Garage total of 2163 sq ft comes with 4 Bedrooms,3 full bathrooms, and an illegal Basement suite with a separate entrance located on a quiet street close to Parks, schools, Transit service, highways and a shopping centre. The main floor has a living room, a Kitchen and a dining area with a patio door that takes you to the side deck. The 2nd Level has a Master bedroom with 4 pcs Ensuite bathroom, 2 extra Bedrooms and one 4 pcs common Bathroom. The 3rd Level has a 2nd Living room with a gas Fireplace, One Bedroom, 3 pcs bathroom and a door leading towards a covered deck to access a beautiful low maintenance back yard. The 4th level has a Kitchen with an eating area, One office and laundry room, and Lots of Crawl space for storage, Don't miss this house, be the first one to view it.**

Inclusions:
Property Listed By:

**Storage Shed
RE/MAX Real Estate (Central)**

TO VIEW THIS PROPERTY WITH AN A-TEAM BUYER'S AGENT PLEASE CONTACT (587) 700-7123













