

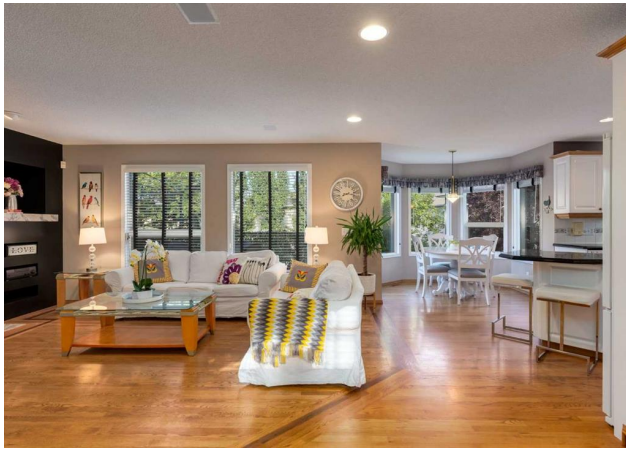


THE
A-TEAM

**RE/MAX
FIRST**

122 DOUGLASVIEW Rise, Calgary T2Z 2P5

MLS®#: **A2178114** Area: **Douglasdale/Glen** Listing **11/10/24** List Price: **\$799,000**
 Status: **Active** County: **Calgary** Change: **-\$20k, 10-Dec** Association: **Fort McMurray**



General Information

Prop Type: **Residential**
 Sub Type: **Detached**
 City/Town: **Calgary** Finished Floor Area
 Year Built: **1994** Abv Sqft: **2,161**
 Lot Information Low Sqft:
 Lot Sz Ar: **5,328 sqft** Ttl Sqft: **2,161**
 Lot Shape:

DOM

41
Layout
 Beds: **5 (3 2)**
 Baths: **3.5 (3 1)**
 Style: **2 Storey**

Parking

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

Access:
 Lot Feat: **Lawn,Landscaped,Level,Rectangular Lot**
 Park Feat: **Double Garage Attached**

Utilities and Features

Roof: **Asphalt Shingle** Construction:
 Heating: **Forced Air** **Vinyl Siding,Wood Frame**
 Sewer: Flooring:
 Ext Feat: **Private Yard** **Carpet,Hardwood,Tile**
 Water Source:
 Fnd/Bsmt: **Poured Concrete**
 Kitchen Appl: **Central Air Conditioner,Dishwasher,Electric Stove,Freezer,Garage Control(s),Garburator,Microwave,Range Hood,Refrigerator,Washer/Dryer,Water Softener**
 Int Feat: **Bar,Bookcases,Breakfast Bar,Ceiling Fan(s),Central Vacuum,Granite Counters,Kitchen Island,Open Floorplan,Pantry,Vinyl Windows**
 Utilities:

Room Information

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
Kitchen	Main	13`0" x 13`0"	Pantry	Main	3`6" x 3`6"
Breakfast Nook	Main	8`5" x 6`2"	Living Room	Main	16`0" x 14`0"
Dining Room	Main	13`0" x 11`0"	2pc Bathroom	Main	5`9" x 3`0"
Foyer	Main	7`8" x 6`8"	Office	Main	11`0" x 11`0"
Laundry	Main	6`9" x 6`5"	Bedroom - Primary	Upper	21`11" x 11`11"
Walk-In Closet	Upper	8`4" x 4`8"	5pc Ensuite bath	Upper	12`5" x 10`5"

