



THE A-TEAM

RE/MAX FIRST

519 6 Street, Calgary T2E 3Y5

MLS@#: A2184287 Area: Bridgeland/Riverside Listing Date: 12/21/24 List Price: \$868,900
Status: Active County: Calgary Change: -\$19k, 21-Jan Association: Fort McMurray



General Information

Prop Type: Residential
Sub Type: Detached
City/Town: Calgary
Year Built: 1951
Lot Information
Lot Sz Ar: 4,929 sqft
Lot Shape:

DOM

42
Layout
Beds: 4 (2 2)
Baths: 2.5 (2 1)
Style: Bungalow

Parking

Ttl Park: 4
Garage Sz: 2

Access:
Lot Feat: Back Yard,Cul-De-Sac,Rectangular Lot,Treed
Park Feat: Double Garage Detached

Utilities and Features

Roof: Asphalt Shingle
Heating: Central,Natural Gas
Sewer:
Ext Feat: None
Construction: Vinyl Siding
Flooring: Carpet,Vinyl Plank
Water Source:
Fnd/Bsmt: Poured Concrete
Kitchen Appl: Dishwasher,Dryer,Garage Control(s),Gas Stove,Microwave Hood Fan,Refrigerator,Washer
Int Feat: Kitchen Island,No Animal Home,No Smoking Home,Quartz Counters
Utilities:

Room Information

Table with 6 columns: Room, Level, Dimensions, Room, Level, Dimensions. Lists rooms like 2pc Bathroom, 3pc Bathroom, Dining Room, etc.

Title:
Fee Simple
Legal Desc:

Zoning:
M-CG

2011471

Remarks

Pub Rmks: **Private, quiet, cul de sac location, just by the stairs to go up to the higher level. This renovated bungalow is walking distance to all the lovely amenities of Bridgeland. There have been substantially upgrades throughout. to include all new electrical service and panel, new plumbing, HVAC, shingles and all windows and doors, high end vinyl plank, plus all the interior finishings. Open concept on the main to include large living room and eating area , new kitchen with stainless steel appliances and eat up bar. The main bathroom has been remodelled and is conveniently located between the 2 bedrooms. There is an additional newly created 2 pc powder room close to the back entrance. The lower level is very bright with large windows. There is a door at the bottom of the stairs to close off this level to have a private living space. All new vinyl plank throughout with 2 bedrooms both with new egress windows, open living and eating areas plus nice wet bar/kitchen space. A double detached garage and sizable fenced west yard completes this lovely refreshed home. All city permits have been obtained and passed inspections.**

Inclusions:
Property Listed By: **n/a
Real Estate Professionals Inc.**

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













