



THE
A-TEAM

**RE/MAX
FIRST**

924 15 Avenue, Calgary T2E 1J1

MLS®#: **A2192519**

Area: **Renfrew**

Listing Date: **02/04/25**

List Price: **\$780,000**

Status: **Pending**

County: **Calgary**

Change: **None**

Association: **Fort McMurray**



General Information

Prop Type: **Residential**
Sub Type: **Detached**
City/Town: **Calgary**
Year Built: **1953**

Lot Information

Lot Sz Ar: **6,006 sqft**
Lot Shape:

Access:

Lot Feat: **Back Lane,Back Yard,Rectangular Lot**
Park Feat: **Double Garage Detached**

DOM

18
Layout
Beds: **4 (3 1)**
Baths: **2.0 (2 0)**
Style: **Bi-Level**

Parking

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

Utilities and Features

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

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

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

Room Information

Room	Level	Dimensions
Living Room	Main	15`10" x 12`11"
Bedroom	Main	12`5" x 9`9"
Kitchen	Basement	9`0" x 7`0"
Kitchen With Eating Area	Main	18`8" x 9`9"
Bedroom	Main	13`1" x 9`0"
Bedroom	Basement	9`11" x 9`0"

Room	Level	Dimensions
4pc Bathroom	Main	9`9" x 5`0"
Living Room	Basement	20`8" x 12`5"
Storage	Basement	15`10" x 12`2"
Bedroom	Main	10`1" x 9`10"
3pc Bathroom	Basement	9`0" x 5`0"

Legal/Tax/Financial

Title:
Fee Simple
Legal Desc:

4221GL

Zoning:
R-CG

Remarks

Pub Rmks: **PERFECT LOCATION THIS BILVEL HOUSE BUILT ON a 50 x 120 LOT R-C2 ZONE IN THE DESIRABLE COMMUNITY OF RENFREW, There is Easy access to highways, downtown, and close to schools, playgrounds and shopping malls. The House is Vacant upstairs and Teanat occupied the basement. The House has a total of 4Bedrooms, 2 Full bathrooms, an Illegal Basement suite with a separate entrance and a double detached garage with a double door. The Main floor has 3 Bedrooms, one full bathroom, a Living room and a Kitchen with an eating area. The Basement has a 2nd Living room, one Bedroom, one 3 pcs Bathroom, Kitchen, Storage room and Common laundry room. Be the first one to view this House.**

Inclusions:
Property Listed By: **None**
RE/MAX Real Estate (Central)

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







