



\$ 1,499,900.00

## 1006 BEL-AIRE DRIVE SW CALGARY

<https://paulbrinton.com>

HUGE CORNER LOT (87'x150') in Bel-Aire bordered by trees!!! You'll be impressed with the curb appeal of this lot. Boasting over 5100 sq ft of total living space, the main floor has a large living and dining room, a bedroom, a 2nd family room (or potentially a 2nd bedroom) with...

- 7 beds
- 6 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** 2 Storey

**MLS ® #:** A1107823

**Type:** Detached

**Bedrooms:** 7

**Baths Half:** 1

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-15 18:29:11

**Bathrooms:** 6

**Bedrooms Above Grade:** 5

**Date added:** 11/15/21

**Two Piece Bath:** 1

**Lot size:** 13024 sq ft

**Year built:** 1967

**Parking:** Double Garage Attached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 2

**Fireplace Features:** Electric,Wood Burning

**Exterior Features:** Private Yard,Storage

**District:** CAL Zone CC

**Interior Features:** Bar,Kitchen Island

**Roof Type:** Asphalt Shingle,Metal

**Total Parking:** 2

**Flooring:** Carpet,Hardwood,Tile

**Community Features:** Golf,Schools  
Nearby,Playground,Shopping Nearby

**Fencing:** Fenced

**Cooling:** Sep. HVAC Units

**Lot Features:** Back Yard

**Heating Type:** Forced Air

## PROPERTY INFORMATION

**Basement:** Finished, Full

**Laundry features:** Lower Level

**Levels:** Two

**Zoning:** R-C1L



**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 10

**Suite:** No

**Frontage Metres:** 26.51M 87`0"

**Living Area SF:** 3474.00

**Structure Type:** House

**Restrictions:** Restrictive Covenant-Building  
Design/Size

**List Price Square Foot:** \$ 431.75

**Photo Count:** 50

**Construction Materials:**  
Brick,Concrete,Wood Siding

**Foundation:** Poured Concrete

**Appliances:** Dishwasher,Gas  
Stove,Refrigerator,Washer/Dryer,Window  
Coverings,Wine Refrigerator

**Subdivision Name:** Bel-Aire

**Lot Size Acres:** 0.30

