



\$ 639,900.00

## 1634 5 STREET NW CALGARY

<https://paulbrinton.com>

Vintage charm. Modern character. Wonderfully priced. An unbelievably spacious yard (50x120ft), full-height basement, gabled ceilings and a BREAKFAST NOOK!?! Yes, a breakfast nook. This 1534 sqft, 3 bed, 2 bath 1930 Rosedale bungalow-turned-two-story is an absolute one-of-a-kind. The gorgeous dark hardwood floors, large windows and modern paint/wallpaper have all been...

- 3 beds
- 2 baths
- Detached
- Residential
- Active

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## BASIC FACTS

**Style:** 1 and Half Storey

**MLS ® #:** A1163400

**Type:** Detached

**Bedrooms:** 3

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-28 17:11:14

**Bathrooms:** 2

**Bedrooms Above Grade:** 3

**Date added:** 11/26/21

**Lot size:** 5996 sq ft

**Year built:** 1930

**Parking:** Single Garage Detached

## PROPERTY FEATURES

**Garage YN:** Yes

**Flooring:** Hardwood,Tile

**Exterior Features:** Garden

**District:** CAL Zone CC

**Inclusions:** N/A

**Lot Features:** Corner Lot,Fruit  
Trees/Shrub(s),Landscaped,Level,Rectangular  
Lot

**Heating Type:** Forced Air,Natural Gas

**Total Parking:** 2

**Community Features:** Schools  
Nearby,Sidewalks,Street Lights,Shopping  
Nearby

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** Natural Woodwork,No  
Smoking Home,Stone Counters,Storage,Walk-  
In Closet(s)

**Roof Type:** Asphalt Shingle

## PROPERTY INFORMATION



**Basement:** Full, Partially Finished

**Laundry features:** In Basement

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 8

**Suite:** No

**Frontage Metres:** 15.24M 50`0"

**Living Area SF:** 1549.18

**Structure Type:** House

**Restrictions:** None Known

**Levels:** One and One Half

**Zoning:** R-C1

**List Price Square Foot:** \$ 413.06

**Photo Count:** 40

**Construction Materials:** Stucco,Wood  
Frame,Wood Siding

**Foundation:** Poured Concrete

**Appliances:** Dishwasher,Dryer,Gas  
Stove,Microwave Hood  
Fan,Refrigerator,Washer,Window Coverings

**Subdivision Name:** Rosedale

**Lot Size Acres:** 0.14

