



\$ 749,900.00

2611 36 STREET SW CALGARY

<https://paulbrinton.com>

Location, location, location!! Close to all amenities, parks, schools, & public transit. IMMACULATE! Semi-detached home with over 2600 sq ft of living area. This home features some very unique features and upgrades and is a must to see! Large living room with open staircase leading to both upper & lower...

- 4 beds
- 4 baths
- Semi Detached
- Residential
- Active

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BASIC FACTS

Style: 2 Storey, Side by Side

MLS ® #: A1146727

Type: Semi Detached

Bedrooms: 4

Baths Half: 1

Status: Active

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Not a Condo

Post Updated: 2021-11-22 22:27:18

Bathrooms: 4

Bedrooms Above Grade: 3

Date added: 09/16/21

Two Piece Bath: 1

Lot size: 2992 sq ft

Year built: 2014

Parking: Double Garage Detached, Garage Faces Rear

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 2

Water Source: Public

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

Fencing: Fenced

Cooling: None

Total Parking: 2

Flooring: Carpet, Ceramic Tile, Hardwood

Fireplace Features: Gas, Living Room, Recreation Room

Exterior Features: None

District: CAL Zone CC

Interior Features: Bar, Built-in Features, Closet Organizers, Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)



Lot Features: Back Lane,Low Maintenance
Landscape,Landscaped,Rectangular
Lot,Views

Roof Type: Asphalt Shingle

Heating Type: Forced Air,Natural Gas

PROPERTY INFORMATION

Basement: Finished, Full

Levels: Two

Laundry features: Upper Level

Zoning: R-CG

Transaction Type: For Sale

List Price Square Foot: \$ 417.06

Title Land: Fee Simple

Photo Count: 32

Rooms Above Grade: 8

Unit Exposure: W

Construction Materials:

Suite: No

Cedar,Stone,Stucco,Wood Frame

Frontage Metres: 7.60M 24`11"

Foundation: Poured Concrete

Living Area SF: 1822.04

Appliances: Dishwasher,Dryer,Gas

Stove,Microwave,Oven-Built-

In,Refrigerator,Washer,Window Coverings

Structure Type: Duplex

Subdivision Name: Killarney/Glengarry

Lot Size Acres: 0.07

Restrictions: None Known

