



\$ 550,000.00

34 CONFEDERATION VILLAS NW CALGARY

<https://paulbrinton.com>

A rare opportunity to buy an inner-city bungalow villa, in a prime location. Confederation Villas are in a quiet alcove nestled moments from Confederation Golf Course and Park pathways in the community of Collingwood. Centrally located providing easy access to amenities, moments to the Calgary Winter Club, shopping, coffee shops, and...

- 3 beds
- 3 baths
- Semi Detached
- Residential
- Active

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BASIC FACTS

Style: Bungalow, Side by Side

MLS ® #: A1151034

Type: Semi Detached

Bedrooms: 3

Status: Active

Year built: 1989

Parking: Double Garage Attached, Driveway,
Garage Door Opener, Garage Faces Front,
Shared Driveway

Post Updated: 2021-11-23 00:40:15

Bathrooms: 3

Bedrooms Above Grade: 2

Date added: 10/10/21

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Conventional

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 1

Association Amenities: None

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

Fencing: None

Cooling: Central Air

Interior Features: Ceiling Fan(s),No
Smoking Home,See Remarks,Vaulted
Ceiling(s)

Roof Type: Asphalt Shingle

Total Parking: 2

Flooring: Carpet,Linoleum

Fireplace Features: Gas

Exterior Features: None

District: CAL Zone NW

Inclusions: Air Conditioning

Lot Features: Back Yard,Backs on to
Park/Green Space,City Lot,Front
Yard,Lawn,Low Maintenance Landscape,No
Neighbours Behind,Landscaped,Street
Lighting,See Remarks

Heating Type: Forced Air,Natural Gas



PROPERTY INFORMATION

Basement: Partially Finished, Walk-Out

Laundry features: Laundry Room

Transaction Type: For Sale

Title Land: Fee Simple

Rooms Above Grade: 7

Construction Materials: Brick,Stucco

Foundation: Wood

Living Area SF: 1375.10

Structure Type: Duplex

Levels: One

Zoning: M-CG d19

List Price Square Foot: \$ 418.08

Photo Count: 43

Unit Exposure: NW

Suite: No

Appliances: Dishwasher,Dryer,Oven,Range Hood,Refrigerator,Washer

Subdivision Name: Collingwood

Restrictions: Pet Restrictions or Board approval Required

