



\$ 574,900.00

## 4416 8 AVENUE SW CALGARY

<https://paulbrinton.com>

Traditional Bungalow located in the Heart of Rosscarrock! This 1958 Bungalow offers a Traditional Retro style home with 3 bedrooms, 2 baths, large living room with bay window, galley kitchen, built-in china cabinets, original hardwood flooring in the bedrooms and a cozy 3 season sun room. Recent upgrades includes, siding,...

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

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## BASIC FACTS

**Style:** Bungalow

**MLS ® #:** A1155473

**Type:** Detached

**Bedrooms:** 3

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-11-19 10:29:04

**Bathrooms:** 2

**Bedrooms Above Grade:** 3

**Date added:** 11/19/21

**Lot size:** 6001 sq ft

**Year built:** 1958

**Parking:** Double Garage Detached

## PROPERTY FEATURES

**Garage YN:** Yes

**Flooring:** Carpet,Hardwood,Linoleum

**Exterior Features:** None

**District:** CAL Zone W

**Inclusions:** Shed

**Lot Features:** Back Lane,Landscaped

**Heating Type:** Forced Air,Hot Water,See Remarks

**Total Parking:** 5

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

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** Storage

**Roof Type:** Asphalt Shingle

## PROPERTY INFORMATION

**Basement:** Finished, Full

**Laundry features:** In Basement

**Transaction Type:** For Sale

**Levels:** One

**Zoning:** R-C2

**List Price Square Foot:** \$ 533.90



**Title Land:** Fee Simple

**Rooms Above Grade:** 6

**Suite:** No

**Frontage Metres:** 18.29M 60`0"

**Living Area SF:** 1076.80

**Structure Type:** House

**Restrictions:** None Known

**Photo Count:** 40

**Construction Materials:** Wood Frame

**Foundation:** Poured Concrete

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

**Subdivision Name:** Rosscarrock

**Lot Size Acres:** 0.14

