

\$ 1,070,000.00

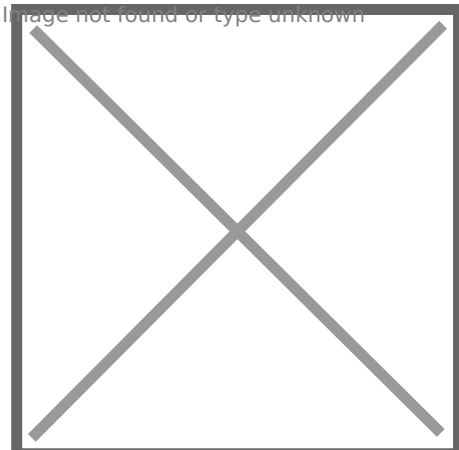
## 4510 17 STREET SW CALGARY

<https://paulbrinton.com>

**\*Visit Multimedia Link for More Details & Floorplans\***  
>> Move in Spring 2022 >> Larger and flatter than the average city lot on a quiet non-thoroughfare street >> Half a block to the park >> Kids can walk to Altadore School >> Quality beneath the selections: triple pane windows, in-floor...

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

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## BASIC FACTS

**Style:** 2 Storey, Side by Side

**MLS ® #:** A1161345

**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:** 2021-11-30 20:40:29

**Bathrooms:** 4

**Bedrooms Above Grade:** 3

**Date added:** 11/20/21

**Two Piece Bath:** 1

**Lot size:** 3111 sq ft

**Year built:** 2022

**Parking:** Double Garage Detached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 1

**Fireplace Features:** Gas

**Exterior Features:** Private Yard

**District:** CAL Zone CC

**Inclusions:** N/A

**Lot Features:** Back Lane, Back Yard, Front Yard, Landscaped, Level, Rectangular Lot

**Heating Type:** Forced Air

**Total Parking:** 2

**Flooring:** Carpet, Hardwood, Tile

**Community Features:** Golf, Park, Schools Nearby, Playground, Pool, Sidewalks, Shopping Nearby

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** High Ceilings, Kitchen Island, Open Floorplan, Skylight(s), Soaking Tub, Vaulted Ceiling(s), Walk-In Closet(s)

**Roof Type:** Asphalt Shingle



## PROPERTY INFORMATION

**Basement:** Finished, Full

**Laundry features:** Laundry Room, Upper Level

**Transaction Type:** For Sale

**Photo Count:** 50

**Unit Exposure:** E,W

**Suite:** No

**Frontage Metres:** 7.62M 25`0"

**Living Area SF:** 1923.52

**Structure Type:** Duplex

**Restrictions:** None Known

**Levels:** Two

**Zoning:** R-C2

**List Price Square Foot:** \$ 556.27

**Rooms Above Grade:** 6

**Construction Materials:** Wood Frame

**Foundation:** Poured Concrete

**Appliances:** Dishwasher,Dryer,Garage Control(s),Gas Stove,Microwave,Range Hood,Refrigerator,Washer,Wine Refrigerator

**Subdivision Name:** Altadore

**Lot Size Acres:** 0.07

