



\$ 499,000.00

4620 83 STREET NW CALGARY

<https://paulbrinton.com>

Opportunity is knocking! This Bowness beauty is located on a double lot with views of Canada Olympic Park in your own front yard. There is so much potential to make this house your home. You will love the warm in-floor heating - new boiler system installed about 4 years ago....

- 4 beds
- 2 baths
- Detached
- Residential
- Active

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BASIC FACTS

Style: 2 Storey

MLS ® #: A1164305

Type: Detached

Bedrooms: 4

Status: Active

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Not a Condo

Post Updated: 2021-12-01 17:07:17

Bathrooms: 2

Bedrooms Above Grade: 4

Date added: 11/28/21

Lot size: 6179 sq ft

Year built: 1955

Parking: Alley Access, Double Garage
Detached, Parking Pad

PROPERTY FEATURES

Garage YN: Yes

Flooring: Ceramic Tile,Hardwood

Exterior Features: Private Yard

District: CAL Zone NW

Inclusions: Garage Heater-AS IS, Wall Oven-
AS IS

Lot Features: Back Yard,Front Yard,Private

Heating Type: Boiler

Total Parking: 4

Community Features: Other,Schools
Nearby,Playground,Shopping Nearby

Fencing: Fenced

Cooling: None

Interior Features: Ceiling Fan(s),Kitchen
Island,Laminate Counters,Storage

Roof Type: Mixed

PROPERTY INFORMATION

Basement: Partial, Unfinished

Laundry features: Main Level

Levels: Two

Zoning: R-C2



Transaction Type: For Sale

Title Land: Fee Simple

Rooms Above Grade: 9

Suite: No

Frontage Metres: 15.24M 50`0"

Living Area SF: 1682.87

Structure Type: House

Restrictions: None Known

List Price Square Foot: \$ 296.52

Photo Count: 1

Construction Materials: Mixed

Foundation: Poured Concrete

Appliances: Dishwasher,Gas Cooktop,Range Hood,Refrigerator,See Remarks,Washer/Dryer,Window Coverings

Subdivision Name: Bowness

Lot Size Acres: 0.14

