



\$ 650,000.00

## 4652 72 STREET NW CALGARY

<https://paulbrinton.com>

Move in this spring and immediately feel at home in this designer SEMI-DETACHED infill in beautiful Bowness! Featuring over 2,350 sq ft of developed living space, including four bedrooms, an extensive rec room, and modern finishes throughout. This home is intricately designed to accommodate day-to-day family life while not overlooking...

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

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## BASIC FACTS

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

**MLS ® #:** A1148329

**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:** 2021-11-24 14:34:14

**Bathrooms:** 4

**Bedrooms Above Grade:** 3

**Date added:** 10/09/21

**Two Piece Bath:** 1

**Lot size:** 5630 sq ft

**Year built:** 2021

**Parking:** Double Garage Detached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 1

**Fireplace Features:** Gas

**Exterior Features:** Private Yard

**District:** CAL Zone NW

**Interior Features:** Built-in Features,High Ceilings,No Animal Home,No Smoking Home,Open Floorplan,Recessed Lighting,Steam Room,Sump Pump(s),Walk-In Closet(s),Wet Bar,Wired for Sound

**Roof Type:** Asphalt Shingle

**Total Parking:** 2

**Flooring:** Carpet,Hardwood,Tile

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

**Fencing:** Fenced

**Cooling:** None

**Lot Features:** Low Maintenance Landscape,Landscaped

**Heating Type:** Forced Air,Natural Gas

## PROPERTY INFORMATION



**Basement:** Finished, Full

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

**Transaction Type:** For Sale

**Photo Count:** 16

**Unit Exposure:** N

**Suite:** No

**Frontage Metres:** 7.20M 23` 7"

**Living Area SF:** 1650.12

**Structure Type:** Duplex

**Restrictions:** None Known

**Levels:** Two

**Zoning:** R-C2

**List Price Square Foot:** \$ 381.73

**Rooms Above Grade:** 6

**Construction Materials:** Composite Siding, Wood Frame

**Foundation:** Poured Concrete

**Appliances:** Built-In Oven, Dishwasher, Garage Control(s), Gas Cooktop, Microwave, Range Hood, Refrigerator

**Subdivision Name:** Bowness

**Lot Size Acres:** 0.13

