



\$ 899,900.00

47 WIMBLEDON DRIVE SW CALGARY

<https://paulbrinton.com>

OPEN HOUSE: Saturday Nov. 27th from 1-3pm.
INCREDIBLE OPPORTUNITY to acquire this
REMARKABLE BUNGALOW offering **OVER 3500 SqFt**
of Living Space!! Get a **BIGGER BANG FOR YOUR**
BUCK with all the features this house has to offer.
Situated on a large **60x120'** lot nestled in the Heart
of Wildwood. LIVE,...

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

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BASIC FACTS

Style: Bungalow

MLS ® #: A1159169

Type: Detached

Bedrooms: 3

Status: Active

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Not a Condo

Post Updated: 2021-11-23 22:27:36

Bathrooms: 3

Bedrooms Above Grade: 3

Date added: 11/05/21

Lot size: 7201 sq ft

Year built: 1957

Parking: Double Garage Detached

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 1

Fireplace Features: Family Room, Gas, Stone

Exterior Features: Garden, Permeable Paving, Private Yard, Storage

District: CAL Zone W

Total Parking: 2

Flooring: Carpet, Ceramic Tile, Hardwood

Community Features:

Clubhouse, Golf, Park, Schools

Nearby, Playground, Sidewalks, Street

Lights, Tennis Court(s), Shopping Nearby

Fencing: Fenced

Cooling: None



Inclusions: Two Water Heaters (replaced Jan 2018); Grundfos Pressure Pump; Two High Efficiency Furnaces (installed 2014); Two Electric panels with 200 amp service; 100 amp service to Garage, Kinetico Water Softener with Chlorine Filter. Built-In Speakers; Pool table with Pool Balls and Pool Cues.

Lot Features: Back Lane,Back Yard,Landscaped,Rectangular Lot

Heating Type: In Floor,Fireplace(s),Forced Air,Natural Gas

Interior Features: Built-in Features,Ceiling Fan(s),Central Vacuum,Closet Organizers,Crown Molding,French Door,Kitchen Island,No Smoking Home,Pantry,Soaking Tub,Storage,Vinyl Windows,Walk-In Closet(s),Wired for Sound

Roof Type: Asphalt Shingle

PROPERTY INFORMATION

Basement: Finished, Full

Laundry features: In Basement, Laundry Room

Transaction Type: For Sale

Title Land: Fee Simple

Rooms Above Grade: 7

Suite: No

Frontage Metres: 0M 0`0"

Living Area SF: 1978.63

Structure Type: House

Restrictions: None Known

Levels: One

Zoning: R-C1

List Price Square Foot: \$ 480.08

Photo Count: 39

Construction Materials: Wood Frame

Foundation: Poured Concrete

Appliances: Dishwasher,Dryer,Garage Control(s),Gas Cooktop,Gas Stove,Microwave,Range Hood,Refrigerator,See Remarks,Washer,Water Softener,Window Coverings

Subdivision Name: Wildwood

Lot Size Acres: 0.17

