



\$ 695,900.00

524 ABERDEEN ROAD SE CALGARY

<https://paulbrinton.com>

Welcome to this COMPLETELY renovated bungalow on a MASSIVE 50 X 130 ft(6500 sq ft lot) in the highly sought after Acadia neighbourhood. The renovation left no stone unturned, with every aspect being upgraded in this complete modernization overhaul which started from the studs. Centre piece of the house...

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

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BASIC FACTS

Style: Bungalow

MLS ® #: A1160070

Type: Detached

Bedrooms: 3

Status: Active

Area: 0.00 sq ft

County Or Parish: Calgary

CONDO TYPE: Not a Condo

Post Updated: 2021-11-11 03:57:05

Bathrooms: 3

Bedrooms Above Grade: 2

Date added: 11/11/21

Lot size: 6500 sq ft

Year built: 1960

Parking: Alley Access, Double Garage
Detached, On Street

PROPERTY FEATURES

Garage YN: Yes

Fireplace: 1

Fireplace Features: Recreation
Room,Tile,Wood Burning

Community Features: Schools
Nearby,Playground,Sidewalks,Street
Lights,Shopping Nearby

Fencing: Fenced

Cooling: None

Interior Features: Ceiling
Fan(s),Chandelier,Closet Organizers,Double
Vanity,High Ceilings,Low Flow Plumbing
Fixtures,Open Floorplan,Recessed
Lighting,Vaulted Ceiling(s)

Total Parking: 4

Flooring: Carpet,Vinyl

Utilities: Natural Gas Connected,Sewer
Connected

Exterior Features: Fire Pit,Private Yard

District: CAL Zone S

Inclusions: fire pit, garage door opener

Lot Features: Back Lane,Back Yard



Roof Type: Asphalt Shingle

Heating Type: Central,High
Efficiency,Fireplace(s),Natural Gas

PROPERTY INFORMATION

Basement: Finished, Full

Levels: One

Laundry features: In Basement, Sink

Zoning: R-C1

Transaction Type: For Sale

List Price Square Foot: \$ 686.30

Title Land: Fee Simple

Photo Count: 31

Rooms Above Grade: 5

Unit Exposure: S

Construction Materials: Stucco,Wood
Frame

Suite: No

Foundation: Poured Concrete

Frontage Metres: 15.24M 50`0"

Appliances: Built-In Gas Range,Built-In
Oven,ENERGY STAR Qualified
Appliances,Garage Control(s),Gas Water
Heater,Microwave Hood
Fan,Refrigerator,Washer/Dryer

Living Area SF: 1013.99

Subdivision Name: Acadia

Structure Type: House

Lot Size Acres: 0.15

Restrictions: None Known

