



\$ 480,000.00

## 6403 33 AVENUE NW CALGARY

<https://paulbrinton.com>

GOOD THINGS COME IN SMALL PACKAGES! This COMPLETELY RENOVATED HOME is now the JEWEL of BOWNESS! This home was completely stripped down to the studs and redone. All NEW WIRING, HVAC, ROOFING, SIDING, WALLS, FLOORS, INSULATION, LIGHTING, BUILT-INS, LAUNDRY, FINISHED BASEMENT, NEW BATHROOMS, NEW TOP APPLIANCES, WINDOWS, DOORS! You name...

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

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## BASIC FACTS

**Style:** Bi-Level

**MLS ® #:** A1149393

**Type:** Detached

**Bedrooms:** 2

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

## PROPERTY FEATURES

**Garage YN:** Yes

**Flooring:** Ceramic Tile,Vinyl

**Exterior Features:** Storage

**District:** CAL Zone NW

**Interior Features:** Built-in Features,Granite Counters,Kitchen Island,Wired for Sound

**Roof Type:** Asphalt Shingle

**Post Updated:** 2021-12-01 19:37:14

**Bathrooms:** 2

**Bedrooms Above Grade:** 2

**Date added:** 09/23/21

**Lot size:** 6092 sq ft

**Year built:** 1951

**Parking:** Additional Parking, Double Garage Detached, Heated Garage, Off Street, On Street, Parking Pad, Paved, RV Access/Parking, Stall

**Total Parking:** 6

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

**Fencing:** Fenced

**Cooling:** Central Air

**Lot Features:** Back Lane,Back Yard,Corner Lot,Lawn,Rectangular Lot

**Heating Type:** ENERGY STAR Qualified Equipment,Forced Air,Natural Gas

## PROPERTY INFORMATION



**Basement:** Finished, Full

**Laundry features:** In Unit, Main Level

**Transaction Type:** For Sale

**Title Land:** Fee Simple

**Rooms Above Grade:** 4

**Construction Materials:** Stucco,Wood  
Frame

**Foundation:** Poured Concrete

**Appliances:** Dishwasher,Electric  
Oven,Electric

Range,Oven,Range,Refrigerator,Washer/Dryer

**Subdivision Name:** Bowness

**Lot Size Acres:** 0.14

**Levels:** One

**Zoning:** R-C1

**List Price Square Foot:** \$ 705.65

**Photo Count:** 23

**Unit Exposure:** E

**Suite:** No

**Frontage Metres:** 15.23M 50`0"

**Living Area SF:** 744.00

**Structure Type:** House

**Restrictions:** None Known

