



\$ 458,900.00

## 766 CORAL SPRINGS BOULEVARD NE CALGARY

<https://paulbrinton.com>

Good opportunity for First time Home Buyer, This 2 Story House with Front Attached Garage comes with 3 Bedrooms and 2 1/2 Bathrooms. The Main Floor has a Living room, Kitchen with Eating Area, Family room with Fireplace, 2 pcs bathroom, and Laundry room. Backyard has a huge Deck for...

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

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## BASIC FACTS

**Style:** 2 Storey

**MLS ® #:** A1160443

**Type:** Detached

**Bedrooms:** 3

**Baths Half:** 1

**Status:** Active

**Area:** 0.00 sq ft

**County Or Parish:** Calgary

**CONDO TYPE:** Not a Condo

**Post Updated:** 2021-12-01 20:39:14

**Bathrooms:** 3

**Bedrooms Above Grade:** 3

**Date added:** 11/20/21

**Two Piece Bath:** 1

**Lot size:** 4338 sq ft

**Year built:** 1997

**Parking:** Double Garage Attached

## PROPERTY FEATURES

**Garage YN:** Yes

**Fireplace:** 1

**Association Amenities:** Beach  
Access,Boating,Picnic Area

**Community Features:**

Airport/Runway,Lake,Park,Schools  
Nearby,Playground,Pool,Sidewalks,Street  
Lights,Shopping Nearby

**Fencing:** Fenced

**Cooling:** None

**Interior Features:** Ceiling Fan(s),No Animal  
Home,No Smoking Home

**Roof Type:** Asphalt Shingle

**Total Parking:** 4

**Flooring:** Ceramic Tile,Hardwood

**Fireplace Features:** Gas

**Exterior Features:** Private Yard

**District:** CAL Zone NE

**Inclusions:** N/A

**Lot Features:** Back Yard,Front  
Yard,Rectangular Lot

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



## PROPERTY INFORMATION

**Basement:** Full, Unfinished

**Levels:** Two

**Laundry features:** Laundry Room, Main Level

**Zoning:** R-C1

**Transaction Type:** For Sale

**List Price Square Foot:** \$ 300.54

**Photo Count:** 35

**Rooms Above Grade:** 5

**Construction Materials:** Stone,Vinyl Siding,Wood Frame

**Suite:** No

**Foundation:** Poured Concrete

**Frontage Metres:** 11.60M 38`1"

**Appliances:** Dishwasher,Dryer,Electric Stove,Garage Control(s),Range Hood,Refrigerator,Washer,Window Coverings

**Living Area SF:** 1480.00

**Subdivision Name:** Coral Springs

**Structure Type:** House

**Lot Size Acres:** 0.10

**Restrictions:** Utility Right Of Way

