



GRASSROOTS
REALTY GROUP

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**207 Lake Ontario Place SE
Calgary, Alberta**

MLS # A2221321



\$700,000

Division:	Lake Bonavista		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,151 sq.ft.	Age:	1975 (50 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Driveway, Front Drive, Garage Faces Front, Oversized, Single Garage Detach		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Landscaped, Private		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, Kitchen Island, Open Floorplan, See Remarks, Storage		

Inclusions: NA

Tucked away on a quiet cul-de-sac in the highly sought-after, family-friendly community of Lake Bonavista (not Bonavista Downs), this move-in ready bungalow offers year-round lake access for swimming, boating, fishing, and skating — just in time for summer! Thoughtfully maintained and featuring a new roof (2024), this home has been enhanced over the years and offers abundant opportunity to make it your own. With over 2,400 sq ft of developed living space, the open-concept main floor includes 3 bedrooms, luxury wide plank vinyl flooring, and a bright kitchen with maple cabinetry, stainless steel appliances, and a large island with extra storage, all open to the spacious dining and great room filled with natural light. The main level also includes a primary bedroom with 2-piece ensuite, two additional bedrooms, and a stylish 4-piece bath. Downstairs, the fully finished lower level features a sprawling recreation space with a new gas fireplace, a wet bar with raised counter, two more bedrooms with deep egress windows, a 3-piece bathroom, and a large laundry room with built-in cabinetry, counters, and sink — perfect for functionality and storage. Outside, the oversized single attached garage and front driveway provide parking for three, while the paved back lane and spacious backyard offer plenty of room to build your dream detached garage. Conveniently located close to Deerfoot Trail, Fish Creek Park, Southcentre Mall, Southland Leisure Centre, and top-rated schools. This is your chance to settle into one of Calgary's most established lake communities — move in now and enjoy summer by the lake!