



GRASSROOTS
REALTY GROUP

1-833-477-6687
aloha@grassrootsrealty.ca

10 Glamorgan Drive SW
Calgary, Alberta

MLS # A2265073



\$675,000

Division:	Glamorgan		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,042 sq.ft.	Age:	1957 (68 yrs old)
Beds:	3	Baths:	1
Garage:	Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, Corner Lot, See Remarks		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: Any and all appliances are as is where is and come without any warranties or representations

Welcome to this solid and lovingly maintained bungalow, ideally located on a spacious corner lot along one of Glamorgan's most desirable streets — Glamorgan Drive. This home now shines from top to bottom, having just been professionally painted throughout, deep cleaned, and the furnace and air ducts fully serviced. Filled with warmth and a touch of nostalgia, it's clear this property has been cherished over the years. Thoughtful updates here include the roof, windows, furnace, and hot water tank…providing peace of mind for years to come. The main floor features beautiful hardwood floors, three comfortable bedrooms, a full bath, and bright, inviting living spaces that reflect pride of ownership. The sunny dining area and kitchen overlook the beautifully kept backyard … perfect for enjoying your morning coffee or watching the seasons change. Downstairs, the finished basement provides flexible additional living space, ideal for a family room, home office, guest area, or hobby space. Outside, the oversized detached garage and generous yard offer plenty of room to garden, relax, or play. Set in the heart of sought-after Glamorgan …just minutes to schools, shopping, parks, and everything that matters … this home blends character, comfort, and opportunity. Whether you're ready to enjoy it as-is or envisioning your future updates, the potential here is endless. Freshly renewed and move-in ready… this is a rare opportunity to own a truly special home in a fantastic location.