



GRASSROOTS
REALTY GROUP

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

4739 26 Avenue SW
Calgary, Alberta

MLS # A2266777



\$709,000

Division:	Glenbrook		
Type:	Residential/House		
Style:	Bungalow		
Size:	907 sq.ft.	Age:	1959 (66 yrs old)
Beds:	3	Baths:	1
Garage:	Double Garage Detached		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Rectangular Lot		

Heating:	Forced Air	Water:	-
Floors:	Hardwood, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Wood Frame	Zoning:	H-GO
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

3 BEDS | 1 BATH | DOUBLE DETACHED GARAGE | LARGE 5360 SF LOT | Convenient location! Welcome to this charming bungalow located in the community of Glenbrook! This thoughtfully designed home offering a functional layout that's perfect for everyday living. The main level features two inviting bedrooms and a full 4-piece bathroom, along with a bright living room space that welcomes plenty of natural light throughout the day. The kitchen offers warm wooden cabinetry with ample storage and opens to a lovely dining area, a comfortable space for family meals and gathering. The lower adds a good-sized third bedroom and additional open space that's ready for future development or customization to fit your lifestyle. Outside, enjoy a private backyard, complete with a beautiful deck for outdoor retreats for family and friends. The double detached garage adds extra convenience and storage. Located on a quiet street close to schools, playgrounds, shopping, and public transit, this Glenbrook gem offers comfort and convenience that makes daily living easy and enjoyable. Call your favourite agent to book a showing today!