



GRASSROOTS
REALTY GROUP

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

127 Lynnview Way SE
Calgary, Alberta

MLS # A2267590



\$499,000

Division:	Ogden		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,040 sq.ft.	Age:	1975 (50 yrs old)
Beds:	3	Baths:	2
Garage:	Driveway, Off Street, Parking Pad		
Lot Size:	0.12 Acre		
Lot Feat:	Back Yard, Front Yard, Private		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Mixed, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Bar, Built-in Features, Storage		

Inclusions: Hot Tub

Located in the established community of Lynnwood in Ogden, this 4-level split offers a solid opportunity for those with renovation experience. The home requires significant updating but provides a functional layout, a large south-facing backyard with mature trees, and a 16' x 14' storage shed. A spacious front driveway accommodates two vehicles, and there's ample street parking as well. Lynnwood is a quiet, family-friendly neighbourhood known for its pride of ownership and convenient access to schools, parks, shopping, and transit. Just minutes from the Bow River pathway system and downtown Calgary, this property is ideal for a renovator or investor looking to add value in a well-connected and growing community—perfect for someone with an eye for vision and design. Book your showing today!