



1148 105 Avenue SW
Calgary, Alberta

MLS # A2143084



\$670,000

Division:	Southwood		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,877 sq.ft.	Age:	1961 (63 yrs old)
Beds:	4	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, Corner Lot, Front Yard, Lawn, Landscaped		

Heating:	High Efficiency, Natural Gas	Water:	-
Floors:	Ceramic Tile, Parquet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Concrete, See Remarks, Stucco, Wood Frame	Zoning:	R-C1
Foundation:	Poured Concrete	Utilities:	-
Features:	Beamed Ceilings, Breakfast Bar, Closet Organizers, Dry Bar, Natural Woodwork, No Animal Home, No Smoking Home, See Remarks, Storage		
Inclusions:	N/A		

Custom built for the original owners, this 1,877 SqFt four bedroom and 2.5 bathroom home shows pride of ownership. Large corner lot across from a park green space and two school yards. Features an impressive entrance to the formal living room with bay window and dining room. Large eat in kitchen with great potential to open floor plan. Family room with cedar plank walls and rough sawn beams, dry bar and hidden toy closet. Main floor laundry, bathroom and office space or fourth bedroom. Renovated main and ensuite bathrooms. Master bedroom floor to ceiling closets and 3 pc ensuite bath. Newer Furnace, Hot water tank & roof with newer vinyl plank flooring & baseboards on 3 levels. Basement has a large L shaped recreation room with 3 large storage closets, cold room and utility. Large back patio with double detached garage & 2 storage sheds. Covered pergola for more off street parking. Mature private back yard with room to play. Great family home with all the essentials for an estate home in a great location. Please see full Virtual Tour.