



## 3019 5 Street Calgary Alberta

\$1,489,000

Discover a rare opportunity to live in the prestigious Rideau Park neighbourhood! Nestled on one of the most coveted, tree-lined streets, this beautifully updated family home offers over 3,000 square feet of total developed space. With fresh paint and thoughtful renovations, it seamlessly blends timeless character with modern amenities. The bright, spacious kitchen showcases gorgeous granite countertops, stainless steel appliances, and ample storage. The main floor features a home office, dining/living area, family room, and cozy breakfast nook, all leading to a west-facing backyard with a large deck—ideal for summer gatherings. Upstairs, the primary suite impresses with vaulted ceilings, a private balcony, a walk-in closet, and a newly designed ensuite by Leonard Developments. Two additional bedrooms and a full bath complete the upper level. The fully finished basement offers a large rec room, a separate laundry area, another bedroom, and a full bathroom. Major updates include lifetime guaranteed Ceramtec shingles, new plumbing, electrical, insulation, several windows, a sewer line, high-efficiency furnaces, and extensive landscaping. Enjoy walking to Mission's trendy shops and restaurants, with nearby bike paths, the Elbow River, Rideau Park School, and Western High School. Don't miss your chance to own in this highly sought-after community! (id:6769)

3pc Bathroom Measurements not available

Laundry room 2.49 M x 3.18 M

Recreational, Games room 7.47 M x 3.58 M

Bedroom 5.03 M x 3.30 M

2pc Bathroom Measurements not available

Dining room 3.48 M x 3.45 M

Family room 4.01 M x 4.19 M

Kitchen 3.66 M x 6.00 M

Living room 3.48 M x 4.34 M

Office 3.12 M x 3.45 M

4pc Bathroom Measurements not available

5pc Bathroom .00 M x .00 M

Bedroom 3.23 M x 3.48 M

Bedroom 3.23 M x 3.56 M

Primary Bedroom 5.41 M x 4.17 M

Listing Presented By:



Originally Listed by:  
Charles

<http://www.spencerstupka.com/>

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(CENTRAL)**

773 Glenmore rd , Calgary, British  
Columbia, V1V 3B9

Phone: (403) 850-6722  
ctimos@telus.net