

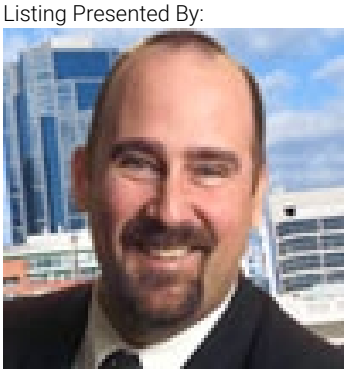
3620 28 Street Calgary Alberta

$575,000

WAKE UP TO A VIEW, WALK TO SCHOOL, AND FALL IN LOVE WITH A HOME THAT OFFERS SO MUCH MORE! Imagine starting your morning with coffee by the window, gazing across the beautiful grounds of St. Damien School. If your children attend St. Damien, forget the stressful school drop-off line: it's just a walk across the street! Set on a generous 5,188 sq. ft. corner lot, this five-bedroom Dover bungalow brings together everyday convenience, flexible living, and a garage you'll be talking about long after the showing.There's something special about a corner-lot home: extra breathing room, an open feel, and space to welcome the people you love. Here, school grounds become part of your daily view, and the simplest routines can feel a little more joyful.The covered front porch welcomes you home, but the living room is where you'll want to stay. A wall of windows pours natural light into the space, creating a bright, cheerful setting for family gatherings, quiet afternoons, and everything in between. When Calgary's winter winds arrive, curl up beside the white-mantel electric fireplace and watch the world outside. The kitchen is equally inviting, with rich espresso cabinetry, stainless steel appliances, generous prep space, and a sink-side window overlooking the backyard. Picture pancakes on Saturday morning, holiday meals, and conversations that linger long after dinner. Three bedrooms, a full bathroom, and an adjoining dining area complete the 1,021 sq. ft. main floor.AND THERE'S ANOTHER CHAPTER DOWNSTAIRS! A separate exterior entrance leads to a two-bedroom illegal basement suite, currently occupied by a long-term tenant. With its own kitchen, living area, dining space, and full bathroom, this level offers options for extended family or potential rental use, subject to applicable municipal requirements. Even better, EACH LEVEL HAS ITS OWN WASHER AND DRYER! Separate laundry set...

Other 10.58 Ft x 6.58 Ft
Bedroom 9.83 Ft x 13.00 Ft
Family room 16.50 Ft x 12.75 Ft
Dining room 10.75 Ft x 8.00 Ft
Bedroom 11.58 Ft x 10.67 Ft
4pc Bathroom 7.83 Ft x 5.58 Ft
Laundry room 9.25 Ft x 13.33 Ft
Primary Bedroom 12.00 Ft x 11.08 Ft
Bedroom 9.17 Ft x 8.83 Ft
Bedroom 9.58 Ft x 9.00 Ft
4pc Bathroom 4.92 Ft x 12.00 Ft
Other 13.83 Ft x 12.00 Ft
Living room 14.83 Ft x 14.92 Ft
Other 3.83 Ft x 6.25 Ft
Other 6.50 Ft x 6.33 Ft

Listing Presented By:



Originally Listed by:
RE/MAX West Real Estate

http://www.kingsrealestate.ca/

RE/MAX Realty Professionals

#10, 6020 - 1A ST SW , Calgary, AB,

Phone: 403-259-4141
darylcarlson@shaw.ca