



4703 35 Avenue Calgary Alberta

\$649,900

Location, location, location! This 3-bedroom, 1,097 sq. ft. home is ideally situated in a prime SW location within the well-established Glenbrook community. Facing directly onto a public park and just a 3-minute walk to the local elementary school, this property offers an unbeatable setting for families and investors alike. This home is ideal for a buyer seeking a prime SW location with the vision and budget to renovate and add value. The property features 3 bedrooms, 1,097 sq. ft. above grade, a full basement, and sits on a fenced 52' x 120' lot with a south-exposed backyard and double garage. The property is an estate sale and is being sold on an "as is, where is" basis. If you're looking for an opportunity to renovate a family home in a prime SW location, within 15 minutes of downtown and close to shopping, schools, and amenities -- this is the one you've been waiting for. (id:6769)

Den 17.92 Ft x 11.83 Ft

Family room 11.42 Ft x 21.58 Ft

Storage 8.75 Ft x 12.00 Ft

Laundry room 4.67 Ft x 8.75 Ft

Storage 11.75 Ft x 10.67 Ft

Other 11.83 Ft x 3.50 Ft

Living room 16.50 Ft x 11.42 Ft

Dining room 8.08 Ft x 6.17 Ft

Kitchen 13.75 Ft x 7.58 Ft

Primary Bedroom 11.42 Ft x 10.50 Ft

Bedroom 9.92 Ft x 9.42 Ft

Bedroom 11.42 Ft x 9.08 Ft

3pc Bathroom 10.33 Ft x 4.92 Ft

Listing Presented By:



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