



708 Sacramento Place Calgary Alberta

\$549,000

Located on a quiet cul-de-sac in the well established southwest community of Southwood, this freshly painted home offers outstanding value in a highly sought after neighbourhood known for its mature trees, excellent schools, and unbeatable accessibility. The upper level features three well proportioned bedrooms, making it an ideal layout for families or those looking for functional living space. Bright and welcoming throughout, the home presents a clean, "move-in-ready" feel while still offering excellent potential for future updates or personalization. The basement currently has an illegal suite which might be converted if an owner wanted a legal inlaw suite or a mortgage helper. A large, insulated double garage (previously heated) provides ample room for vehicles, storage, or a workshop, while the spacious, fully fenced backyard is perfect for kids, pets, entertaining, or future landscaping ideas. This location truly sets the home apart. Enjoy close proximity to Public and Catholic schools, as well as a highly regarded Charter School. Multiple daycares, the Southwood Community Centre, Anderson C-Train Station and Southcentre Mall are all within walking distance, offering unmatched convenience for daily living and commuting. With quick access to major roadways including Macleod Trail, Anderson Road and the Ring Road, this home combines quiet residential living with exceptional connectivity. Whether you're a growing family, first-time buyer, or investor, this is a rare opportunity to secure a home in a prime southwest Calgary location. (id:6769)

4pc Bathroom 6.50 Ft x 5.75 Ft

Bedroom 8.42 Ft x 9.67 Ft

Bedroom 9.00 Ft x 11.92 Ft

Kitchen 13.33 Ft x 11.58 Ft

Recreational, Games room 10.92 Ft x 23.58 Ft

Furnace 12.75 Ft x 11.50 Ft

2pc Bathroom 4.42 Ft x 5.00 Ft

4pc Bathroom Measurements not available

Bedroom 10.75 Ft x 10.00 Ft

Bedroom 10.75 Ft x 8.17 Ft

Dining room 9.25 Ft x 9.75 Ft

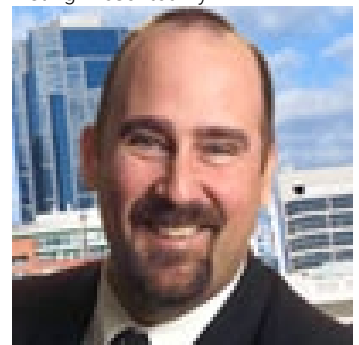
Foyer 8.75 Ft x 3.83 Ft

Kitchen 12.67 Ft x 11.83 Ft

Living room 12.25 Ft x 14.33 Ft

Primary Bedroom 12.67 Ft x 11.67 Ft

Listing Presented By:



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RE/MAX Realty Professionals

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

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