

\$950,000 - 5604 37 Street Sw, Calgary

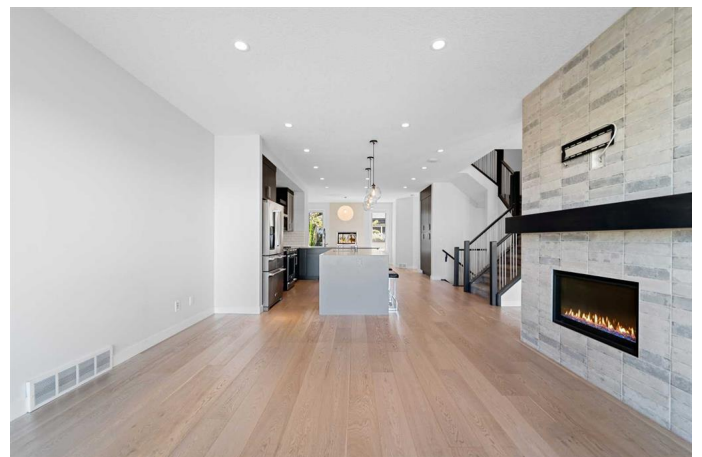
MLS® #A2161887

\$950,000

4 Bedroom, 4.00 Bathroom, 2,193 sqft
Residential on 0.09 Acres

Lakeview, Calgary, Alberta

Modern Living combined with Establish Community! Live in Lakeview in a newer modern home! The perfect combination of location with all the benefits of a newer property. This fully finished extensively upgraded two story semi-detached home offers a total of four bedrooms, four bathrooms, extensive upgrading, and an insulated/drywalled double detached garage. All three floors offer extra height (9ft and 10ft) ceilings with extra high vaulted ceiling on the top floor providing a tremendous feeling of space throughout this home. There are three bedrooms, two bathrooms, and a separate laundry room on the top floor. The spacious master suite has a sitting area with large windows and a private west facing balcony to take advantage of the amazing mountain view! There is a full ensuite with heated tile flooring, double sinks, free standing tub, and an oversized tile/glass shower. An open concept through the main floor with the soaring ceilings is fantastic for entertaining and day-to-day living. The front living room has a fireplace and offers some terrific mountain views. The upgraded kitchen is a great focal point for your new home. Wide plank hardwood, quartz counters, upgraded stainless steel appliances, and a large island is great for entertaining friends and family. The second living space (dining area) at the back of the home has a second fireplace as well. The lower level with fourth bedroom, full bathroom with an oversized shower, family room with a full wet



bar â€“ fridge â€“ an exceptional wine room, complete your new living space. There is a patio area off the back of the home, leading you to your double car garage. If you are looking for the advantages of living in a newer property combined with a more central location in the community of Lakeview â€“ do not miss this opportunity!

Built in 2016

Essential Information

| | |
|----------------|------------------------|
| MLS® # | A2161887 |
| Price | \$950,000 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 2,193 |
| Acres | 0.09 |
| Year Built | 2016 |
| Type | Residential |
| Sub-Type | Semi Detached |
| Style | Side by Side, 2 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 5604 37 Street Sw |
| Subdivision | Lakeview |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3E 4M6 |

Amenities

| | |
|----------------|-----------------------------------|
| Parking Spaces | 2 |
| Parking | Double Garage Detached, Insulated |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | High Ceilings, No Smoking Home |
| Appliances | Dishwasher, Microwave, Bar Fridge, Dryer, Garage Control(s), Gas Stove, Refrigerator, Range Hood, Washer, Window Coverings |
| Heating | Natural Gas, Forced Air, In Floor |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 2 |
| Fireplaces | Gas |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|-----------------------------|
| Exterior Features | Balcony, Other |
| Lot Description | Landscaped, Rectangular Lot |
| Roof | Asphalt Shingle |
| Construction | Wood Frame, Stone, Stucco |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|-------------------|
| Date Listed | August 31st, 2024 |
| Days on Market | 216 |
| Zoning | R-C2 |

Listing Details

| | |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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