

1036 17 Street NE
Calgary, Alberta

MLS # A2226080



\$669,900

Division:	Mayland Heights		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,415 sq.ft.	Age:	1959 (66 yrs old)
Beds:	4	Baths:	2
Garage:	Off Street, Parking Pad, Single Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air	Water:	-
Floors:	Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Suite	LLD:	-
Exterior:	Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: N/A

OPEN HOUSE JUNE 15 FROM 2-4PM!!!! Welcome to the vibrant community of Maryland Heights! A community perched high on the bluff overlooking the city of Calgary and those gorgeous mountains! So close to bike paths, eateries, coffee shops, cool markets and grocery stores. Family foods being a long staple in the neighbourhood. A few houses down from the local elementary school and playground and of course you could walk to Telus spark or the zoo! This bungalow boasts Incredible views of both city and mountains from the sun drenched front room excellent for relaxing after a long day. The upstairs has three spacious bedrooms and one bath. As an extra income helper the basement has a illegal one bedroom suite (tenant would love to stay)in the basement. A backyard to relax and garden in with endless possibilities. Looking to rebuild? This lot would be perfect because of the exceptional views. Book your showing today because you know it won't last long!!!!