

1475 Northmount Drive NW
Calgary, Alberta

MLS # A2176520



\$650,000

Division:	Brentwood		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,171 sq.ft.	Age:	1962 (62 yrs old)
Beds:	4	Baths:	1 full / 1 half
Garage:	Alley Access, Carport, Double Garage Detached, Oversized		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

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

Inclusions: N/A

Now available in the sought after community of BRENTWOOD! ATTENTION INVESTORS Featuring 1171 sq ft of living space in this 4 bedroom 2 bathroom bungalow, this home is perfect for someone looking for a renovation in a community that continues to increase in value! It's a place where generations are raised and thrive and eventually move out and stay within the community. On approach you can't help but notice this section of Brentwood is blessed under a canopy of trees that line the street on either side. It is a short walk to the public library, northland mall, all levels and denominations of schools, shopping, and transit. To give perspective it is a 4 minute bus ride to the train or a 13 minute bus ride to the University of Calgary. This home is a 20-25 minute car ride from the heart of downtown during rush hour traffic, and directly across the street from an elementary school. The home also features a large yard and oversized double garage backing onto an alley. Come make this home your own. PLEASE NOTE - Interior photos will be added after the sale of the contents inside is complete.