

5919 4 Avenue NE
Calgary, Alberta

MLS # A2184260



\$649,000

Division:	Marlborough Park		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,042 sq.ft.	Age:	1972 (52 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Additional Parking, Alley Access, Double Garage Detached, Garage Door Op		
Lot Size:	0.12 Acre		
Lot Feat:	Back Lane, Back Yard, Front Yard, Lawn, Landscaped, Street Lighting, Privat		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Separate/Exterior Entry, Finished, Full, Suite	LLD:	-
Exterior:	Concrete	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Granite Counters, No Smoking Home, Separate Entrance, Storage, Vinyl Windows		

Inclusions: n/a

Welcome to this 5 Bedroom, 2.5 Bath Bungalow in Marlborough Park. Main floor boasts L - shaped dining /living room , 3 bedrooms Master with 2 piece ensuite, hardwood floors throughout, updated kitchen (2014), Quarts countertops, stainless steel appliances, New front main door, Main Bathrooms (2014) . Some windows (2014 & 2023) newer shingles. Fully finished 2 bedroom illegal suite with separate entrance. Basement has brand new pot lights, a brand new electrical panel installed by a licensed electrician in Alberta. Exterior features brand new concrete around the entire property, new side fences with post lights and new grass. There is also double detached heated garage that has a new electrical sub panel installed by a licensed electrician. Huge Backyard, RV parking with extra parking stall and a paved alley. You are seconds away from shopping, schools, malls, transportation and all amenities.