

2224 38 Street SE
Calgary, Alberta

MLS # A2211192



\$519,000

Division:	Forest Lawn		
Type:	Residential/House		
Style:	Bungalow		
Size:	919 sq.ft.	Age:	1958 (67 yrs old)
Beds:	5	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Landscaped, Rectangular Lot		

Heating: Forced Air

Floors: Laminate, Tile

Roof: Asphalt Shingle

Basement: Separate/Exterior Entry, Finished, Full, Suite

Exterior: Stucco, Wood Frame, Wood Siding

Foundation: Poured Concrete

Features: Open Floorplan, Separate Entrance

Water: -

Sewer: -

Condo Fee: -

LLD: -

Zoning: R-CG

Utilities: -

Inclusions: N/A

Beautifully Updated 3+2 Bedroom Bungalow on a Spacious R-GC Lot! This charming home features a bright living room with large windows and laminate flooring throughout the main level. The open-concept kitchen and dining nook create a welcoming, functional space. Enjoy the peace of mind that comes with updates completed approximately 5 years ago, including the roof/shingles, windows, flooring, and an upgraded electrical panel. The fully developed basement includes a 2-bedroom illegal suite with a separate entrance and shared laundry area—perfect for extended family or potential rental income. Outside, you’ll find a massive backyard and an oversized double garage, offering plenty of space for outdoor living and storage. Great opportunity for the first time homebuyer and investor!