# \$859,900 - 355 99 Avenue Se, Calgary

MLS® #A2209067

## \$859,900

5 Bedroom, 3.00 Bathroom, 1,361 sqft Residential on 0.12 Acres

Willow Park, Calgary, Alberta

Open House Sunday 1:00-3:30. This beautifully updated home feels like new, with extensive renovations throughout. From brand-new bathrooms, windows, and floors to a completely modernized kitchen, exterior, and mechanical systems, every detail has been thoughtfully updated. The home is move-in ready, with all-new appliances! There is over 2200 sq feet of renovated living space in this home, 1361 on the main level and 900 sq ft in the lower level.

#### Features:

5 spacious bedrooms and 3 full bathrooms
The main floor offers an open, bright layout
with a stunning great room and a new kitchen,
complemented by a stylish 4-piece bathroom
LED accent lighting enhances the ambiance
throughout the home

The primary bedroom boasts a luxurious 5-piece ensuite, featuring a soothing soaker tub, a generous walk-in shower, and a large walk-in closet

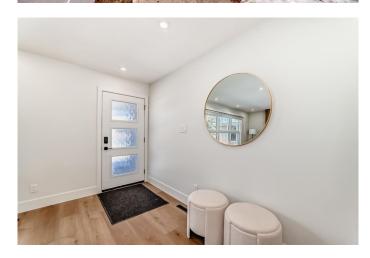
The fully developed lower level includes a large family area, a 4-piece bathroom, a kitchenette, a separate laundry room, and two roomy bedrooms

The oversized double garage features a second floor, offering the potential to rent out for \$1,600+ per month, making it an excellent option for offsetting mortgage costs.

Located across from a tot lot, this home







provides easy access to schools and amenities, making it perfect for families.

With high-quality renovations and upgrades throughout, you won't want to miss this opportunityâ€"come see it for yourself and be impressed!

Built in 1966

#### **Essential Information**

MLS® # A2209067 Price \$859,900

Bedrooms 5
Bathrooms 3.00
Full Baths 3

Square Footage 1,361 Acres 0.12 Year Built 1966

Type Residential
Sub-Type Detached
Style Bungalow
Status Active

# **Community Information**

Address 355 99 Avenue Se

Subdivision Willow Park

City Calgary
County Calgary
Province Alberta
Postal Code T2J 0J5

#### **Amenities**

Parking Spaces 2

Parking Triple Garage Detached

# of Garages 2

### Interior

Interior Features Built-in Features, Closet Organizers, Double Vanity, Kitchen Island, No

Animal Home, No Smoking Home, Quartz Counters, Recessed Lighting

Appliances Central Air Conditioner, Dishwasher, Electric Stove, Microwave,

Refrigerator, Washer/Dryer, Window Coverings

Heating ENERGY STAR Qualified Equipment, Natural Gas

Cooling ENERGY STAR Qualified Equipment

Fireplace Yes

# of Fireplaces 2

Fireplaces Electric

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features Other

Lot Description Back Lane, Front Yard

Roof Asphalt

Construction Composite Siding, See Remarks

Foundation Poured Concrete

# **Additional Information**

Date Listed April 5th, 2025

Days on Market 16

Zoning R-CG

## **Listing Details**

Listing Office Baxter & Associates Real Estate Services

Data is supplied by Pillar 9â,¢ MLS® System. Pillar 9â,¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â,¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.