

# \$719,900 - 38 Glamorgan Drive Sw, Calgary

MLS® #A2199256

**\$719,900**

4 Bedroom, 2.00 Bathroom, 1,095 sqft  
Residential on 0.14 Acres

Glamorgan, Calgary, Alberta

Location, Location, Location! Sunny, bright and spacious bungalow in one of the most desirable locations in the entire community of Glamorgan. Situated on a flat lot, half a block away from two elementary schools, the community center with skating rink, parks and playgrounds, it is the perfect place to raise a family. Walk to shopping, coffee shops and restaurants, public transportation and Mount Royal University in minutes. A fifteen-minute drive downtown and easy access to the ring road for trips west to the mountains. This eclectic home was built with quality that includes sculptured ceilings in the living and hardwood floors on the main level. The functional kitchen and the bright dining room overlook the fenced, safe and secure backyard. The dining room has a bay window that brings in lots of light and adds extra space. This home is fully finished with a basement that contains a bedroom, family room, a three-piece bathroom and a laundry room with sink. There is an oversized single garage that has ample room for a work area and also a gazebo that could be a greenhouse or a perfect place for a hot tub. This home has had lots of mechanical upgrades including solar panels, basement windows, a high efficient furnace, upgraded insulation in the attic and walls and the sewer line has been relined. This is a fantastic property. Call today for your private viewing!

Built in 1957



## Essential Information

MLS® #	A2199256
Price	\$719,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,095
Acres	0.14
Year Built	1957
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

## Community Information

Address	38 Glamorgan Drive Sw
Subdivision	Glamorgan
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 4Z2

## Amenities

Parking Spaces	1
Parking	Single Garage Detached
# of Garages	1

## Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Dryer, Electric Oven, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Garden, Gazebo,

	Landscaped, Rectangular Lot, Street Lighting, Treed
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### **Additional Information**

Date Listed	March 7th, 2025
Days on Market	7
Zoning	R-CG

### **Listing Details**

Listing Office	RE/MAX Complete Realty
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