

# \$749,900 - 35 Collingwood Place Nw, Calgary

MLS® #A2215271

**\$749,900**

3 Bedroom, 1.00 Bathroom, 1,126 sqft

Residential on 0.13 Acres

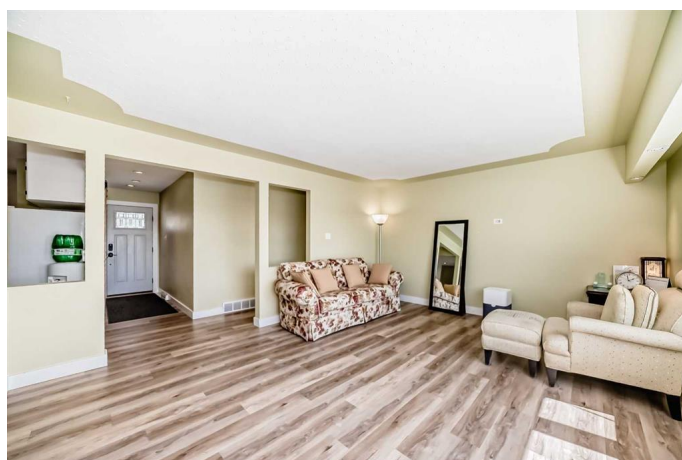
Collingwood, Calgary, Alberta

Price reduced! Fantastic 3 bedoom bungalow with a sunny south back with downtown views!! This move-in ready home is located on a quiet cul-de-sac in the heart of Collingwood just steps to St Francis High School, Senator Patrick Burns Junior High School and Brentwood School and St Luke Elementary Schools. The home itself boasts gorgeous hardwood flooring, upgraded windows (some triple pane), a newer furnace, Hot water Tank, and Air Conditioning! The unfinished lower level features larger, south windows letting in ample south light. Note the full width steel beam offering solid support! Out back, enjoy the sunny south yard and single detached garage! There is ample parking out front and lots of public transit close by on Northmount Drive. Enjoy easy access to the University of Calgary, Foothills hospital, and SAIT! A Great location to call home!

Built in 1959

## Essential Information

MLS® #	A2215271
Price	\$749,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,126
Acres	0.13
Year Built	1959



Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	35 Collingwood Place Nw
Subdivision	Collingwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2L0R1

### Amenities

Parking Spaces	3
Parking	Single Garage Detached
# of Garages	1

### Interior

Interior Features	No Smoking Home, Open Floorplan
Appliances	Dishwasher, Electric Range, Garage Control(s), Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Full, Unfinished

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, City Lot, Cul-De-Sac, Landscaped, Rectangular Lot, Views
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 27th, 2025
Days on Market	53
Zoning	M-C1

### Listing Details

Listing Office

RE/MAX House of Real Estate

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