

# \$899,900 - 6328 Louise Road Sw, Calgary

MLS® #A2209701

**\$899,900**

5 Bedroom, 2.00 Bathroom, 1,069 sqft

Residential on 0.14 Acres

Lakeview, Calgary, Alberta

Here is a fantastic combination of LOCATION, LOT and STYLE in one of Calgary's most desired communities of Lakeview. Situated on a quiet tree lined street with easy walking access to Glenmore Park, three excellent schools, transit & shopping. This home has been updated with many features. Inside you are greeted with Maple Hardwood flooring in the living and dining room. Spacious kitchen is well laid out and opened up to the living and dining rooms which allows for plenty of natural sunlight. The Kitchen includes Maple Cabinets, Stainless Appliances & Tile Flooring. You get 5 total bedrooms and 2 full baths, including one with a deep soaker tub.

The basement was professionally developed including the addition of 3 large egress windows, 3-piece bathroom, 2 spacious bedrooms, and generous sized recreation room.

This 1070 sq ft Bungalow sits on an extra wide lot, with LARGE DOUBLE 22x24 foot DETACHED GARAGE with 10' Ceilings. The home has been well maintained with an updated furnace and hot water tank, as well as updated shingles. You will appreciate the landscaping, mature trees and fully fenced yard. Come check out this fantastic home today!

Built in 1961

## Essential Information



MLS® #	A2209701
Price	\$899,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,069
Acres	0.14
Year Built	1961
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	6328 Louise Road Sw
Subdivision	Lakeview
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 5V4

### **Amenities**

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Breakfast Bar
Appliances	Dryer, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Few Trees, Front Yard, Landscaped, Pie Shaped Lot

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	April 11th, 2025
Days on Market	4
Zoning	R-CG

**Listing Details**

Listing Office	RE/MAX House of Real Estate
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