$749,900 - 160 Westwood Drive Sw, Calgary

MLS® #A2206805

$749,900

4 Bedroom, 2.00 Bathroom, 1,004 sqft
Residential on 0.15 Acres

Westgate, Calgary, Alberta

This lovely, updated bungalow has over 1900 SqFt of living space in the highly desirable community of Westgate. Located on a quiet, tree-lined street, this home is only 10 minutes to downtown and within walking distance to three schools and the Sirocco LRT station. This attractive bungalow offers solid hardwood floors throughout the main level, with updated vinyl windows and a kitchen skylight for a bright and natural feel. The updated kitchen has granite countertops, shaker cabinetry, stainless steel appliances including a gas range and refrigerator with water & ice. The spacious living room and dining area are sunny and quiet, perfect for relaxed times spent with family. The main floor offers three spacious bedrooms and an updated 4-piece bathroom. The basement was fully developed in 2015 (permits available) which boasts ample space for a media room, an office / flex area, a 4th bedroom (egress window 2015), laundry and a 3-piece washroom. The high-efficiency furnace was replaced in 2010 along with the roof. The peaceful back yard is fenced, treed and level, with a wooden deck and lots of room for a garden. The massive 26 x 26 detached garage was built in 2010 (permits available) which has two windows, 10-foot interior height and plenty of space for parking a utility trailer in the rear lane. This amazing home is in a prime location and close to so many amenities! Edworthy park and the Bow River are just a quick jaunt away. Westgate is close to plenty of shopping, trendy restaurants

and pubs. For dog lovers, there are 2 nearby off-leash parks, one in Edworthy and the 2nd is located in Strathcona park. This property is perfect for a growing family with its amazing walking proximity to three schools, amenities, parks and so much more!

Built in 1960

Essential Information

MLS® #	A2206805
Price	$749,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,004
Acres	0.15
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	160 Westwood Drive Sw
Subdivision	Westgate
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3C 2W1

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	No Smoking Home, Recessed Lighting, Stone Counters, Vinyl Windows, Skylight(s)

Appliances	Dishwasher, Dryer, Garburator, Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	High Efficiency, Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard, Barbecue
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Garden, Landscaped, Lawn, Level, Pie Shaped Lot, Street Lighting, Few Trees
Roof	Asphalt Shingle
Construction	Stone, Stucco, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	March 28th, 2025
Days on Market	4
Zoning	R-CG

Listing Details

Listing Office	Stonemere Real Estate Solutions