

# \$910,000 - 10 St Monica Avenue Se, Calgary

MLS® #A2136450

**\$910,000**

5 Bedroom, 2.00 Bathroom, 662 sqft  
Residential on 0.08 Acres

Inglewood, Calgary, Alberta

Welcome to 10 St Monica Ave SE, a 5-bedroom, 2-bathroom bungalow nestled in the heart of Calgary's vibrant and historic Inglewood neighborhood. This property presents an exceptional investment opportunity, offering the potential to renovate or redevelop in one of the city's most desirable areas. With five bedrooms, there's plenty of room for everyone. The main floor includes three bedrooms, while the fully finished basement offers two additional bedrooms, providing flexibility and space for a growing family or home office needs. Step outside to the backyard, perfect for outdoor activities and summer barbecues. The backyard offers a private retreat with mature trees and a spacious patio area. Short distance to restaurants, shopping centre, park, playground, Inglewood Aquatic Centre, Calgary Zoo and more. This property represents a rare opportunity for investors to transform a charming bungalow into a modern masterpiece in one of Calgary's most dynamic neighborhoods. Don't miss out on the chance to be part of Inglewood's exciting future. Contact your favourite realtor today to schedule a viewing and explore the potential of this exceptional investment!

Built in 1948

## Essential Information

MLS® #                      A2136450



|                |             |
|----------------|-------------|
| Price          | \$910,000   |
| Bedrooms       | 5           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 662         |
| Acres          | 0.08        |
| Year Built     | 1948        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 10 St Monica Avenue Se |
| Subdivision | Inglewood              |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2G 3Y3                |

### **Amenities**

|         |            |
|---------|------------|
| Parking | Off Street |
|---------|------------|

### **Interior**

|                   |                                      |
|-------------------|--------------------------------------|
| Interior Features | No Smoking Home                      |
| Appliances        | Refrigerator, Stove(s), Washer/Dryer |
| Heating           | Forced Air, Natural Gas              |
| Cooling           | None                                 |
| Has Basement      | Yes                                  |
| Basement          | Finished, Full                       |

### **Exterior**

|                   |                    |
|-------------------|--------------------|
| Exterior Features | Private Yard       |
| Lot Description   | Back Yard          |
| Roof              | Asphalt Shingle    |
| Construction      | Stucco, Wood Frame |
| Foundation        | Poured Concrete    |

### **Additional Information**

Date Listed June 3rd, 2024

Days on Market 302

Zoning R-C2

## Listing Details

Listing Office Realty Link Management.Services Ltd.

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