# **\$385,000 - 36 Deerview Way Se, Calgary**

MLS® #A2212072

## \$385,000

3 Bedroom, 1.00 Bathroom, 897 sqft Residential on 0.07 Acres

Deer Ridge, Calgary, Alberta

This inviting end-unit attached home is located directly behind Don Bosco School, with Wilma Hansen School just across the streetâ€"making it a great choice for families with children. You're also just a 5-minute walk to Yellow Slide Park, and close to Fish Creek Park and a variety of shopping amenities, providing convenience and a family-friendly lifestyle. Plus, it's only a 5-minute drive to the newly expanded Deer Valley Marketplace, now home to THE BIG BOXâ€"an exciting indoor playgroundâ€"a NEW DAYCARE CENTER, and the soon-to-open CRUNCH FITNESS gym, offering fantastic options for both family fun and personal wellness just minutes from your door.

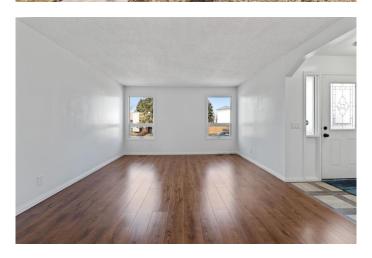
The home offers great potential for young families or first-time buyers, featuring TWO DEDICATED PARKING SPACES at the back, along with TWO STORAGE SHEDSâ€"perfect for organizing tools, seasonal items, or hobby gear. There's also a SIDE DECK, offering a perfect spot for outdoor relaxation.

Gardening enthusiasts will love the FLOWER PLANTERS at both the front and back of the home, ready for your personal touch.

Inside, LARGE, UPDATED WINDOWS let in plenty of natural light, creating a warm and welcoming feel throughout. The PARTIALLY FINISHED BASEMENT offers tons of FLEXIBLE SPACEâ€"ideal for a HOME







OFFICE, REC ROOM, GYM, or future development to suit your needs.

DON'T MISS OUT ON THIS INCREDIBLE OPPORTUNITYâ€"BOOK YOUR SHOWING TODAY!

Built in 1981

#### **Essential Information**

MLS® # A2212072 Price \$385,000

Bedrooms 3
Bathrooms 1.00
Full Baths 1

Square Footage 897 Acres 0.07 Year Built 1981

Type Residential

Sub-Type Row/Townhouse

Style Bungalow

Status Active

# **Community Information**

Address 36 Deerview Way Se

Subdivision Deer Ridge

City Calgary
County Calgary
Province Alberta
Postal Code T2J 6K2

### **Amenities**

Parking Spaces 2

Parking Parking Pad

#### Interior

Interior Features Bookcases

Appliances Dishwasher, Dryer, Microwave, Range Hood, Refrigerator, Stove(s),

Washer

Heating Forced Air, Natural Gas

Cooling None Has Basement Yes

Basement Partial, Partially Finished

#### **Exterior**

Exterior Features Storage

Lot Description Back Yard

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed April 16th, 2025

Days on Market 5

Zoning M-CG

# **Listing Details**

Listing Office RE/MAX First

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