

# \$585,000 - 5704 18 Avenue Ne, Calgary

MLS® #A2254086

## \$585,000

4 Bedroom, 3.00 Bathroom, 1,065 sqft

Residential on 0.15 Acres

Pineridge, Calgary, Alberta

Welcome to this freshly RENOVATED 4 Bed/ 3 Full Bath Bungalow rocking 1947 sq ft of total developed living space on a large 6300+ sq ft CORNER LOT with an OVERSIZED DOUBLE GARAGE and located on an excellent street with a huge backyard in the heart of Pineridge near schools, parks, public transit and just down the road from restaurants and shopping. THE MAJOR TICKET ITEMS ON THIS HOME HAVE BEEN UPGRADED with a high efficiency furnace, new kitchen appliances, roof (2020), vinyl windows, new blinds, new flooring throughout and the home has been freshly painted. The main level greets you with a large living room with a wood burning fireplace that flows seamlessly into the dining room and kitchen and down the hall you'll find three good sized bedrooms and 2 full bathrooms. The primary bedroom is large enough to easily fit a king sized bed and the 3 piece ensuite bathroom has recently had a face lift, including newly installed shower glass. The 4 piece upstairs full bathroom is conveniently located across from the 2nd and 3rd bedrooms. Step outside to the large deck (new top deck boards) to enjoy the sprawling backyard - it's incredibly hard to find a lot like this! The developed basement with brand new carpet and fresh paint features another full bathroom, the 4th bedroom with a large closet, laundry/utility room and an open concept family room with a great layout that is perfect as an exercise space, an office, entertaining, movie nights or hobbies. It's refreshing to see



a bungalow in such pristine condition with an oversized garage and with such a large corner lot at this price point!

Built in 1975

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2254086    |
| Price          | \$585,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,065       |
| Acres          | 0.15        |
| Year Built     | 1975        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 5704 18 Avenue Ne |
| Subdivision | Pineridge         |
| City        | Calgary           |
| County      | Calgary           |
| Province    | Alberta           |
| Postal Code | T1Y 1P1           |

### Amenities

|                |                                   |
|----------------|-----------------------------------|
| Parking Spaces | 2                                 |
| Parking        | Double Garage Attached, Oversized |
| # of Garages   | 2                                 |

### Interior

|                   |                                                                                                                                 |
|-------------------|---------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home, See Remarks, Storage                                                                           |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                         |
| Cooling           | None                                                                                                                            |

|                 |                |
|-----------------|----------------|
| Fireplace       | Yes            |
| # of Fireplaces | 1              |
| Fireplaces      | Wood Burning   |
| Has Basement    | Yes            |
| Basement        | Finished, Full |

## Exterior

|                   |                                                             |
|-------------------|-------------------------------------------------------------|
| Exterior Features | Private Yard                                                |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Landscaped, Lawn, Private |
| Roof              | Asphalt Shingle                                             |
| Construction      | Vinyl Siding                                                |
| Foundation        | Poured Concrete                                             |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | September 5th, 2025 |
| Days on Market | 49                  |
| Zoning         | R-CG                |

## Listing Details

|                |                         |
|----------------|-------------------------|
| Listing Office | Grassroots Realty Group |
|----------------|-------------------------|

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