

# \$799,900 - 104 11a Street Ne, Calgary

MLS® #A2210032

**\$799,900**

3 Bedroom, 2.00 Bathroom, 748 sqft

Residential on 0.11 Acres

Bridgeland/Riverside, Calgary, Alberta

Great investment opportunity with great potential. Large corner lot (43'x110'), R-CG zoning, legalized secondary suite, walk out basement, welcome to this single family home in convenient Bridgeland. It features hardwood flooring on the main floor, newer furnace (2022), and oversized double detached garage. Main floor has 2 good size bedrooms and full bathroom, large and sunny living room, and spacious kitchen and dining area. Walk out basement with 1 bedroom and full bathroom, large family room, and legalized kitchen suite. It has large back yard, 2 decks, and detached garage. It closes to downtown, Calgary Zoo, playground, school, restaurants, public transits, and easy access to major roads. \*\* 104 11A Street NE \*\*

Built in 1950

## Essential Information

MLS® #	A2210032
Price	\$799,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	748
Acres	0.11
Year Built	1950
Type	Residential
Sub-Type	Detached



Style	Bungalow
Status	Active

### Community Information

Address	104 11a Street Ne
Subdivision	Bridgeland/Riverside
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 4N8

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Laminate Counters, Separate Entrance
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Walk-Out

### Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Front Yard, Landscaped, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	April 8th, 2025
Days on Market	30
Zoning	R-CG

### Listing Details

Listing Office	Century 21 Bravo Realty
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