

# \$829,500 - 5108 Grove Hill Road Sw, Calgary

MLS® #A2243810

**\$829,500**

5 Bedroom, 3.00 Bathroom, 1,201 sqft

Residential on 0.16 Acres

Glendale., Calgary, Alberta

Quiet Glendale location across from a large school playground and park area. Roomy and bright bungalow with over 1200 sq.ft on the main floor. Large principal rooms, a kitchen which overlooks the lush back yard with easy access to a cozy concrete paver patio for outdoor living and entertaining. Well maintained and situated on a 7104 sq.ft. lot. A total of 5 bedrooms accommodates a growing family or multi-generational living. The expansive primary bedroom can easily be converted back to provide a third bedroom on the main floor. The large 60x119ft lot could easily accommodate a laneway house, a big family home or a higher density development. Well situated; easy walking distance to the LRT, schools, parks, playgrounds, tennis courts skating and other community facilities.

Built in 1958

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2243810  |
| Price          | \$829,500 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 1         |
| Half Baths     | 2         |
| Square Footage | 1,201     |
| Acres          | 0.16      |
| Year Built     | 1958      |



|          |             |
|----------|-------------|
| Type     | Residential |
| Sub-Type | Detached    |
| Style    | Bungalow    |
| Status   | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 5108 Grove Hill Road Sw |
| Subdivision | Glendale.               |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3E 4G6                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 1                      |
| Parking        | Single Garage Detached |
| # of Garages   | 1                      |

### Interior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Interior Features | Storage, Wet Bar                                                                                  |
| Appliances        | Built-In Oven, Dryer, Electric Cooktop, Garage Control(s), Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                           |
| Cooling           | None                                                                                              |
| Fireplace         | Yes                                                                                               |
| # of Fireplaces   | 1                                                                                                 |
| Fireplaces        | Basement, Wood Burning Stove                                                                      |
| Has Basement      | Yes                                                                                               |
| Basement          | Finished, Full                                                                                    |

### Exterior

|                   |                                                                             |
|-------------------|-----------------------------------------------------------------------------|
| Exterior Features | Fire Pit                                                                    |
| Lot Description   | Back Lane, Back Yard, Front Yard, Fruit Trees/Shrub(s), Landscaped, Private |
| Roof              | Asphalt Shingle                                                             |
| Construction      | Cedar, Stucco                                                               |
| Foundation        | Poured Concrete                                                             |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 28th, 2025 |
| Days on Market | 34              |
| Zoning         | R-CG            |

### **Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

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