

1110 8 Street SE
Calgary, Alberta

MLS # A2230113



\$629,000

Division:	Ramsay		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,123 sq.ft.	Age:	1908 (117 yrs old)
Beds:	3	Baths:	1 full / 1 half
Garage:	Double Garage Detached, See Remarks		
Lot Size:	0.11 Acre		
Lot Feat:	Back Lane, Fruit Trees/Shrub(s), Landscaped, Rectangular Lot		

Heating:	Central, Natural Gas	Water:	-
Floors:	Carpet, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	None	LLD:	-
Exterior:	Stucco, Wood Frame	Zoning:	R-CG
Foundation:	Other	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: none

This inner-city home, in one of Calgary's increasingly desirable communities, is situated on a massive 33 ft x 150 ft lot, and is just steps from the shops of Inglewood, the Stampede grounds, and minutes from the downtown core. The house is a well-maintained 1122 sqft character property (larger than many original homes in the area) with much of its character and charm intact. Inside, you'll find a comfortable and functional layout with three bedrooms, offering plenty of room to grow into your next chapter. Outside, the expansive yard invites you to relax, play, grow, or gather. Whether you live in it just as it is or make it your own over time, this home offers a rare blend of land, location, and everyday live-ability. Growth in new high-end homes and stylish multi-family developments is opening up an exciting new chapter for this wonderful community, and you can be part of it.