$650,000 - 708 101 Avenue Sw, Calgary

MLS® #A2252037
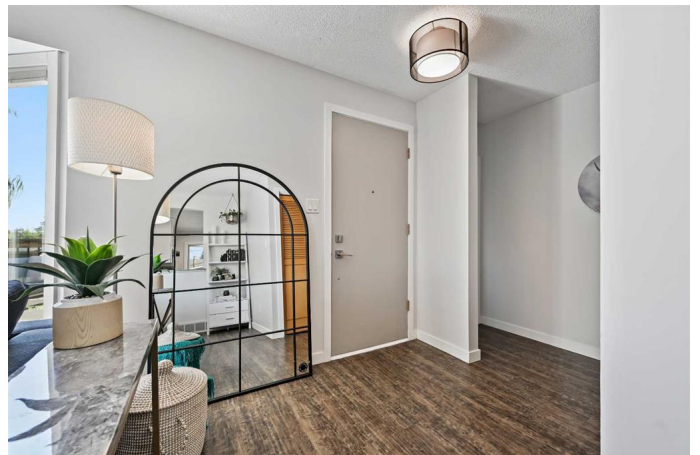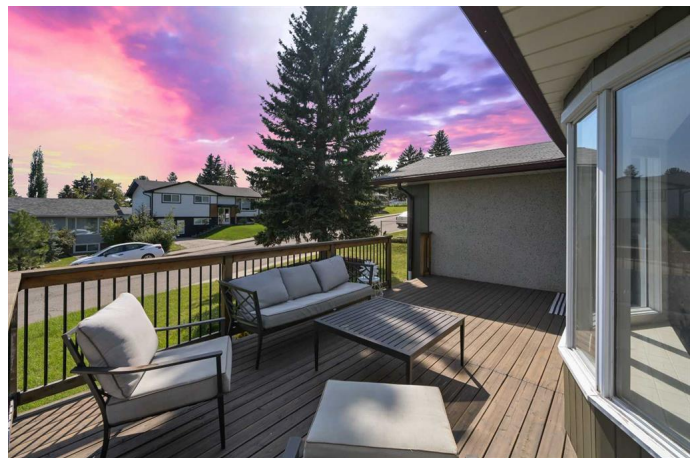
$650,000

4 Bedroom, 2.00 Bathroom, 1,230 sqft
Residential on 0.13 Acres

Southwood, Calgary, Alberta

Open House - Aug 30 & 31 (11-4pm)
Welcome to this beautifully updated
4-bedroom, 2-bathroom bungalow in the heart
of Southwood! Offering over 1,229 Sq.Ft of
stylish living space above grade (2290 Sq.Ft
total living space), this home blends comfort,
functionality, and opportunity. Step inside to
find luxury vinyl plank flooring, stainless steel
appliances, and an open, sun-filled layout
highlighted by a stunning bay window that
floods the main floor with natural light. The
fully renovated 5-piece bathroom upstairs adds
a touch of luxury, while the thoughtfully
designed 3 bedrooms up provide plenty of
space for families or guests. A separate side
entrance leads to the basement, which
features a large 4th bedroom, a 3-piece
bathroom, and plumbing rough-insâ€"perfect
for creating a future legal/illegal secondary
suite (subject to city approval). Investors, take
note! One of the standout features of this
home is the heated sunroom with a
skylightâ€"a cozy space to enjoy year-round,
no matter the weather. Step outside to your
choice of a spacious front deck or rear deck,
perfect for morning coffee or evening BBQs.
The large backyard offers plenty of room to
entertain, garden, or let the kids and pets play,
and there's already a single-car garage with
space to build a double if desired. Commuting
is a breeze with a 5-minute walk to the
Southland LRT Station, and youâ€™re just
minutes from Macleod Trail, Stoney Trail, and
top-rated schools including Southwest

Elementary, Harold Panabaker School, and Dr. E.P. Scarlett High School. Plus, enjoy being close to a variety of shopping, dining, and everyday amenities. This move-in-ready home offers the perfect blend of modern updates, prime location, and suite potential-book your private tour today. Contact your favorite Realtor today to book a showing before this one is gone!

Built in 1962

Essential Information

MLS® #	A2252037
Price	$650,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,230
Acres	0.13
Year Built	1962
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	708 101 Avenue Sw
Subdivision	Southwood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 0A1

Amenities

Parking Spaces	4
Parking	Off Street, Parking Pad, Single Garage Detached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), Central Vacuum
Appliances	Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Lane, Back Yard, Garden
Roof	Asphalt Shingle
Construction	Metal Siding, Stucco, Wood Frame, Asphalt
Foundation	Poured Concrete

Additional Information

Date Listed	August 28th, 2025
Days on Market	1
Zoning	H-GO

Listing Details

Listing Office	eXp Realty