

\$850,000 - 1415 Russell Road Ne, Calgary

MLS® #A2232168

\$850,000

5 Bedroom, 2.00 Bathroom, 996 sqft

Residential on 0.15 Acres

Renfrew, Calgary, Alberta

HOME SWEET HOME! OPEN HOUSE SATURDAY AUGUST 30, 2-4PM and SUNDAY, AUGUST 31, 2-4PM! Calling all builders, investors and home-buyers, this is YOUR RARE INVESTMENT OPPORTUNITY to purchase a bungalow on a 60+ FOOT LOT that is IDEAL FOR REDEVELOPMENT in a prime location in the heart of trendy Renfrew! Perfect opportunity to HOLD or DEVELOP immediately. This charming bungalow is situated on a 6,000+ SQFT lot (62' x 111') with the potential for incredible views. Heading in to this beautifully maintained bungalow you will fall in love with the sun-drenched, open concept floor plan with tons of character throughout. The main floor features a bright living room, formal dining area, chef's kitchen with stainless steel appliances, ample cabinet space and an UPDATED large island that's been refaced with an eating bar. Completing the floor is 2 generous sized bedrooms, a wonderful 4 piece bathroom and the spacious, magnificent primary retreat. The fully finished basement contains a living room/recreation room with a cozy rustic fireplace, two additional bedrooms, a 4 piece bathroom with a gorgeous claw foot bath tub, a storage room perfect for all your needs and a laundry room. Outside, there is a detached garage with a long front driveway that can accommodate 3 additional vehicles. The backyard is fully fenced and exquisitely landscaped with lots of perennials, mature trees and garden beds giving it an extremely



private feeling. There is a concrete patio that contains a hot tub. Nestled in an incredible trendy inner-city location close to Downtown Calgary, Flyover park and other parks/greenspaces, bike paths, off-leash dog parks, hip restaurants, bars, Lukes Drug Market, coffee shops, public transportation, LRT, schools, and major roadways. Donâ€™t miss out on this timely opportunity, book your private viewing today!

Built in 1955

Essential Information

MLS® #	A2232168
Price	\$850,000
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	996
Acres	0.15
Year Built	1955
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	1415 Russell Road Ne
Subdivision	Renfrew
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 5N2

Amenities

Parking Spaces	4
Parking	Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Oversized, Workshop in Garage, See Remarks, Single Garage Detached

of Garages 1

Interior

Interior Features Breakfast Bar, Built-in Features, Central Vacuum, Kitchen Island, No Smoking Home, Open Floorplan, Separate Entrance, Soaking Tub, Storage

Appliances Dishwasher, Dryer, Microwave, Microwave Hood Fan, Refrigerator, Stove(s), Washer

Heating Forced Air, Wood

Cooling None

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room, Basement

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Garden, Other, Private Yard, Storage

Lot Description Back Lane, Back Yard, Backs on to Park/Green Space, City Lot, Few Trees, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Level, Many Trees, Private, Rectangular Lot, Street Lighting, Treed, Views, Greenbelt, See Remarks

Roof Asphalt Shingle

Construction Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 19th, 2025

Days on Market 71

Zoning R-CG

Listing Details

Listing Office Century 21 Bamber Realty LTD.

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