

# \$538,888 - 720 68 Avenue Sw, Calgary

MLS® #A2210822

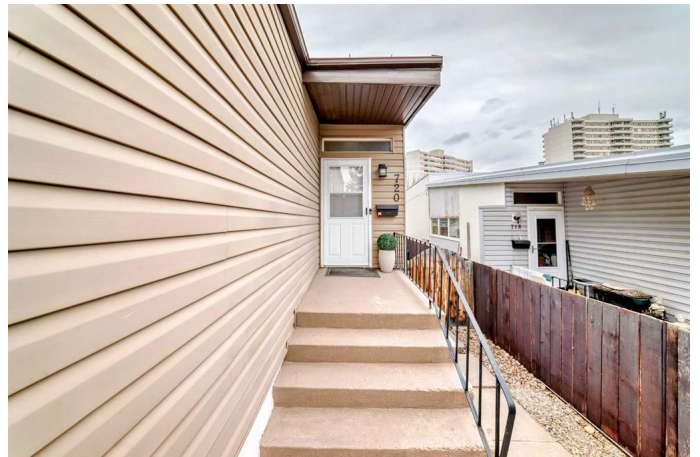
**\$538,888**

4 Bedroom, 2.00 Bathroom, 953 sqft

Residential on 0.07 Acres

Kingsland, Calgary, Alberta

Check out the 3D Virtual Tour. Discover the charm and convenience of this very spacious, beautifully renovated 4-level split duplex in Kingsland! This stunning home offers a total of 4 bedrooms, 2 full bathrooms, and nearly 1,800 sq ft of fully developed living space, perfectly blending comfort, style, and functionality. Step into the dream kitchen—a bright and modern space featuring stainless steel appliances, deep double sinks, and a convenient pass-through to the dining area, making it ideal for both everyday meals and entertaining guests. The gorgeous living room is warm and welcoming, with large windows that flood the space with natural light. A patio door leads to a charming outdoor patio, perfect for enjoying sunny afternoons or quiet evenings. To complete this main level is a stunning 4 piece bathroom. As you make your way up to the upper level, you will be embraced by the relaxing atmosphere of the 2 main bedrooms of the home. Next, head to the lower level which features another 2 bedrooms, a fully permitted finished basement with a spacious family room, rec room, laundry room, and full bathroom—ideal for multigenerational living or future rental potential. With a separate entry, this home can easily be converted into two separate units, offering incredible flexibility for homeowners or investors alike. The backyard is fully fenced and offers a relaxing area to simply enjoy with family and friends. There's also a shed for added storage. Behind the space, there's a



space to park 2 cars and/or build a detached garage. As an added bonus, this home is centrally located and close to all amenities including Chinook Mall, restaurants, cafes, several different schools, hospitals, parks and transit. Whether you’re looking for a family home, an investment property, or both this one checks all the boxes. Contact your favourite Realtor today to book your private showing opportunities like this don’t come often in Kingsland!

Built in 1960

**Essential Information**

MLS® #	A2210822
Price	\$538,888
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	953
Acres	0.07
Year Built	1960
Type	Residential
Sub-Type	Semi Detached
Style	4 Level Split, Side by Side
Status	Active

**Community Information**

Address	720 68 Avenue Sw
Subdivision	Kingsland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 0N2

**Amenities**

Parking Spaces	2
Parking	Parking Pad, Other

## Interior

Interior Features	Breakfast Bar, No Animal Home, No Smoking Home, Separate Entrance
Appliances	Dishwasher, Dryer, Freezer, Refrigerator, Washer, Window Coverings, Stove(s)
Heating	Forced Air, Natural Gas, Standard
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Electric, Other
Has Basement	Yes
Basement	Exterior Entry, Finished, Full

## Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Lane, Front Yard, Gentle Sloping
Roof	Metal
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	April 11th, 2025
Days on Market	8
Zoning	H-GO

## Listing Details

Listing Office	KIC Realty
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