

# \$595,000 - 6920 4 Avenue Ne, Calgary

MLS® #A2233757

## \$595,000

5 Bedroom, 3.00 Bathroom, 1,142 sqft  
Residential on 0.11 Acres

Abbeydale, Calgary, Alberta

VERY WELL KEPT BUNGALOW WITH 3+2 BEDROOMS 2.5 BATHS. LIVING ROOM WITH FIRE PLACE AND BAY WINDOW, DINING AREA WITH HIGH CEILING. MASTER BEDROOM WITH 2PCE EN SUITE. AND 2 MORE GOOD SIZE BEDROOMS. KITCHEN WITH NEW COUNTER TOP, NEW BACK SPLASH, NEW PAINT, LOTS OF NATURAL LIGHT. LOWER LEVEL FULLY FINISHED WITH 2 BEDROOM ILLEGAL SUITE WITH SEPARATE ENTRANCE AND LAUNDRY IN COMMON AREA. OVERSIZED DOUBLE DETACHED HEATED GARAGE GARAGE IN THE BACK. NICE CEMENTED PATIO ON THE SIDE. LOTS OF GARDENING ON THE BACK AND GREEN HOUSE. CLOSE TO ALL THE AMENITIES AND ON THE BUS ROUTE. VERY EASY TO SHOW. HOUSE SHOWS VERY WELL, SCHOOL IS A FEW MINUTES WALK. CLOSE TO ALL MAJOR ROUTES. A MUST SEE TO APPRECIATE.

Built in 1980

## Essential Information

MLS® #	A2233757
Price	\$595,000
Bedrooms	5
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,142



Acres	0.11
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	6920 4 Avenue Ne
Subdivision	Abbeydale
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t2a 6m2

### Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Separate Entrance
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full, Suite

### Exterior

Exterior Features	Barbecue, Garden, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Landscaped, Lawn, Level
Roof	Asphalt Shingle
Construction	Metal Siding, Wood Frame
Foundation	Poured Concrete

### Additional Information

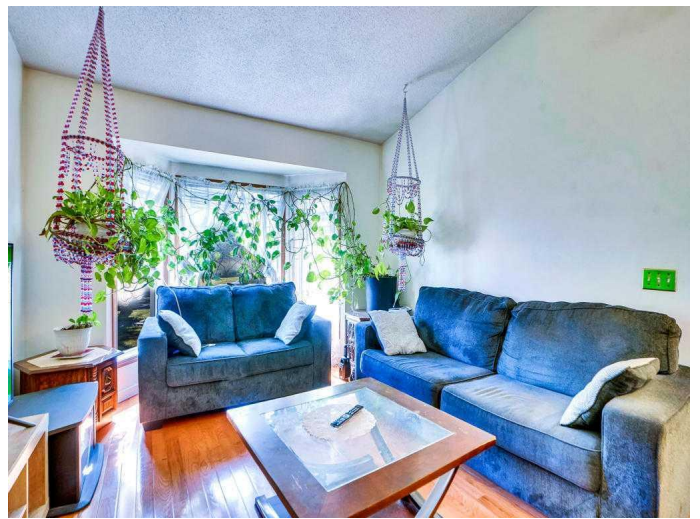
Date Listed June 23rd, 2025

Days on Market 14

Zoning R-CG

### **Listing Details**

Listing Office Royal LePage METRO



Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.