

# \$729,900 - 64 Woodfield Court Sw, Calgary

MLS® #A2220196

**\$729,900**

4 Bedroom, 4.00 Bathroom, 1,724 sqft

Residential on 0.15 Acres

Woodbine, Calgary, Alberta

A lovingly cared for home with substantial upgrades on a whisper quiet cul-de-sac in the family oriented neighborhood of Woodbine . This 2 storey split has an outstanding floor plan with 4 bedrooms on the upper levels , an amazing primary suite with a totally renovated bathroom and a " must see " walk in closet . The 2 additional upper floor bedrooms are generous in size and complimented with a renovated 4 piece bath .The main level has a welcoming living room , a formal dining room and a wonderful updated kitchen with quartz counter-tops , S.S. appliances and ample counter / prep space . The cozy family room has a feature fireplace with marble surround and by built -in shelving . An additional 4 th bedroom or home office along with main floor laundry completes this very functional and desirable floor plan . Off the main floor family room there is a new sliding door which opens up onto an oversized composite deck which flows onto a large beautifully landscaped yard with mature trees and shrubs , offering the ultimate in privacy . There is a tucked away open fire pit , perfect for those chilly evenings .The lower level is fully developed with a large open footprint for a games room and gym . A newer 2 piece bath , a full work shop and plenty of storage complete the lower level . This outstanding home has newer windows throughout making this home bright and inviting .All this and more in a safe quiet cul-de-sac only a few minutes walk to Woodbine Elementary School . It doesn't get



better than this !

Built in 1979

### Essential Information

|                |                |
|----------------|----------------|
| MLS® #         | A2220196       |
| Price          | \$729,900      |
| Bedrooms       | 4              |
| Bathrooms      | 4.00           |
| Full Baths     | 2              |
| Half Baths     | 2              |
| Square Footage | 1,724          |
| Acres          | 0.15           |
| Year Built     | 1979           |
| Type           | Residential    |
| Sub-Type       | Detached       |
| Style          | 2 Storey Split |
| Status         | Active         |

### Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 64 Woodfield Court Sw |
| Subdivision | Woodbine              |
| City        | Calgary               |
| County      | Calgary               |
| Province    | Alberta               |
| Postal Code | T2W 3W5               |

### Amenities

|                |                                                                                                |
|----------------|------------------------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                                              |
| Parking        | Double Garage Attached, Garage Door Opener, On Street, Additional Parking, Driveway, Oversized |
| # of Garages   | 2                                                                                              |

### Interior

|                   |                                                                                                                                                                |
|-------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Pantry, Quartz Counters, Storage, Walk-In Closet(s), Bookcases                                                                                |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Freezer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings, Humidifier |

|                 |                                                |
|-----------------|------------------------------------------------|
| Heating         | Forced Air                                     |
| Cooling         | Central Air                                    |
| Fireplace       | Yes                                            |
| # of Fireplaces | 1                                              |
| Fireplaces      | Family Room, Gas Starter, Marble, Wood Burning |
| Has Basement    | Yes                                            |
| Basement        | Finished, Full                                 |

## Exterior

|                   |                                                         |
|-------------------|---------------------------------------------------------|
| Exterior Features | Fire Pit, Garden, Private Yard, Storage                 |
| Lot Description   | Back Yard, Cul-De-Sac, Landscaped, Lawn, Private, Treed |
| Roof              | Asphalt Shingle                                         |
| Construction      | Wood Siding                                             |
| Foundation        | Poured Concrete                                         |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | June 6th, 2025 |
| Days on Market | 10             |
| Zoning         | R-CG           |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX House of Real Estate |
|----------------|-----------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® 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.