

# \$545,000 - 24 Laguna Close Ne, Calgary

MLS® #A2252167

## \$545,000

4 Bedroom, 3.00 Bathroom, 1,359 sqft

Residential on 0.08 Acres

Monterey Park, Calgary, Alberta

Welcome to this charming detached home located in the quiet community of Monterey Park. Fully furnished and move-in ready, this property offers 4 bedrooms, 2.5 bathrooms, and over 2,000 sq. ft. of comfortable living space featuring a classic wood-burning fireplace framed in brick.

The main floor boasts a spacious living and dining area along with a cozy family room perfect for relaxing on winter evenings. A bright kitchen and convenient 2 piece bath complete this level. Upstairs you'll find three generously sized bedrooms and a 4 piece bathroom.

The fully developed basement adds even more living space with an additional bedroom, a second 4 piece bathroom, and a dedicated laundry area.

Step outside to the fenced backyard featuring a large patio and an oversized heated double garage (24x22) with 10 ft ceilings and 220v power.

Recent updates include fresh paint, new washer, dryer, and dishwasher, plus shingles replaced just last year. Best of all, the home comes complete with all furniture and furnishings included in the price.

Don't miss your chance to see everything this wonderful home has to offer. Book your showing today!

Built in 1991

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2252167    |
| Price          | \$545,000   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,359       |
| Acres          | 0.08        |
| Year Built     | 1991        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 24 Laguna Close Ne |
| Subdivision | Monterey Park      |
| City        | Calgary            |
| County      | Calgary            |
| Province    | Alberta            |
| Postal Code | T1Y 6V1            |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                                           |
| Appliances        | Dishwasher, Dryer, Electric Range, Garburator, Microwave Hood Fan, Washer |
| Heating           | Forced Air                                                                |
| Cooling           | None                                                                      |
| Fireplace         | Yes                                                                       |
| # of Fireplaces   | 1                                                                         |
| Fireplaces        | Family Room, Wood Burning                                                 |
| Has Basement      | Yes                                                                       |
| Basement          | Finished, Full                                                            |

### Exterior

|                   |                                                   |
|-------------------|---------------------------------------------------|
| Exterior Features | BBQ gas line, Private Yard, Rain Gutters, Storage |
| Lot Description   | Back Lane, Back Yard, Landscaped, Rectangular Lot |
| Roof              | Asphalt Shingle                                   |
| Construction      | Concrete, Wood Frame, Veneer                      |
| Foundation        | Poured Concrete                                   |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | August 28th, 2025 |
| Days on Market | 4                 |
| Zoning         | R-CG              |

**Listing Details**

|                |                          |
|----------------|--------------------------|
| Listing Office | 4th Street Holdings Ltd. |
|----------------|--------------------------|

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