# \$729,000 - 47 Selkirk Drive Sw, Calgary

MLS® #A2214643

## \$729,000

3 Bedroom, 2.00 Bathroom, 1,113 sqft Residential on 0.13 Acres

Southwood, Calgary, Alberta

Welcome to Selkirk Drive! This amazing four-level split effortlessly combines comfort and space. From the moment you enter you will be greeted with soaring vaulted ceilings to a bright, open concept layout that creates an airy and inviting space. This home has generous living spaces, allowing for privacy and flexibility for the whole family. Some incredible features include the separate family room on the lower level, beautiful built ins and three bedrooms upstairs. Outside, you will love the spacious deck and incredible backyard which is complete with a firepit. There is plenty of space to garden, host and enjoy with your family. Lots of nearby schools, shopping and close proximity to walking paths, Rockyview Hospital and the Glenmore Reservoir. Don't miss your opportunity to live on this fantastic street.

Built in 1961

#### **Essential Information**

MLS® # A2214643 Price \$729,000

Bedrooms 3

Bathrooms 2.00

Full Baths 2

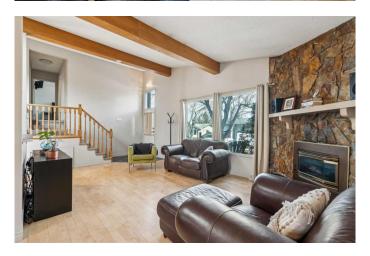
Square Footage 1,113

Acres 0.13

Year Built 1961







Type Residential
Sub-Type Detached
Style 4 Level Split

Status Active

## **Community Information**

Address 47 Selkirk Drive Sw

Subdivision Southwood

City Calgary
County Calgary
Province Alberta
Postal Code T2W 0M3

## **Amenities**

Parking Spaces 3

Parking Additional Parking, Double Garage Detached, Garage Door Opener

# of Garages 2

#### Interior

Interior Features Beamed Ceilings, Double Vanity, French Door, High Ceilings, Kitchen

Island, No Animal Home, No Smoking Home, Open Floorplan,

Skylight(s), Vaulted Ceiling(s)

Appliances Dishwasher, Dryer, Electric Range, Garage Control(s), Garburator,

Refrigerator, Washer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
# of Fireplaces 1

Fireplaces Gas, Living Room

Has Basement Yes

Basement Finished, Full

#### **Exterior**

Exterior Features BBQ gas line, Fire Pit, Garden, Private Yard

Lot Description Back Lane, Back Yard, Rectangular Lot

Roof Asphalt Shingle

Construction Stone, Stucco, Wood Frame

Foundation Poured Concrete

### **Additional Information**

Date Listed April 29th, 2025

Days on Market 16

Zoning R-C1

## **Listing Details**

Listing Office First Place Realty

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