

\$599,900 - 6435 34 Avenue Nw, Calgary

MLS® #A2217360

\$599,900

2 Bedroom, 1.00 Bathroom, 783 sqft

Residential on 0.14 Acres

Bowness, Calgary, Alberta

This two bedrooms bungalow is seating on a huge 50 x 122 lot in the heart of Bowness, zoned R-CG and it has front and back access which makes it a dream to developers and investors. It can use some TLC. Due to its close proximity to downtown, highway, park, new shopping district and Bow river pathway, Bowness community is a perfect inner city home that got it all. Donâ€™t miss out.



Built in 1950

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2217360 |
| Price | \$599,900 |
| Bedrooms | 2 |
| Bathrooms | 1.00 |
| Full Baths | 1 |
| Square Footage | 783 |
| Acres | 0.14 |
| Year Built | 1950 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

| | |
|-------------|-------------------|
| Address | 6435 34 Avenue Nw |
| Subdivision | Bowness |
| City | Calgary |

| | |
|-------------|---------|
| County | Calgary |
| Province | Alberta |
| Postal Code | T3B 1S5 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 2 |
| Parking | Double Garage Detached, Heated Garage, 220 Volt Wiring, Insulated |
| # of Garages | 1 |

Interior

| | |
|-------------------|--|
| Interior Features | See Remarks |
| Appliances | Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Basement | None |

Exterior

| | |
|-------------------|----------------------|
| Exterior Features | None |
| Lot Description | Back Lane, Back Yard |
| Roof | Asphalt Shingle |
| Construction | Stucco, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | May 12th, 2025 |
| Days on Market | 66 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|------------------------------|
| Listing Office | TREC The Real Estate Company |
|----------------|------------------------------|

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