

# \$595,000 - 47 Sunhurst Court Se, Calgary

MLS® #A2242245

**\$595,000**

3 Bedroom, 2.00 Bathroom, 1,135 sqft

Residential on 0.11 Acres

Sundance, Calgary, Alberta

SUNDANCE BUNGALOW! COMPLETELY RENOVATED MAIN FLOOR INCLUDING DOORS AND WINDOWS! LAKE ACCESS! A beautiful bungalow on a Quiet Cul-de-sac in the sought after, family friendly community of Lake Sundance. The house has a completely renovated main floor including flooring, kitchen, bathrooms, windows, doors, baseboards, and trim. The galley style kitchen offers bright and clean cabinetry with a lot of storage and access to the dining area, living room and access to the backyard through the side entry door. The living room has tonnes of light through the large west facing windows and is flanked by a nice white brick fireplace for extra warmth when needed. The basement of this home has been left mostly unfinished and is ready for your ideas and even has a rough in for a bathroom. There is a large side yard with a new perimeter fence with space to accommodate 2 cars on the rear parking pad. There is ample space for you to add your own 2 car garage in the future. The house is walking distance to Lake Sundance where you can enjoy a multitude of activities. Also nearby are schools, play fields, and Fish Creek Park.

Built in 1982

## Essential Information

MLS® # A2242245

Price \$595,000



|                |             |
|----------------|-------------|
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Half Baths     | 1           |
| Square Footage | 1,135       |
| Acres          | 0.11        |
| Year Built     | 1982        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 47 Sunhurst Court Se |
| Subdivision | Sundance             |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2X1Y3               |

### Amenities

|                |             |
|----------------|-------------|
| Amenities      | None        |
| Parking Spaces | 2           |
| Parking        | Parking Pad |

### Interior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Interior Features | No Animal Home, Separate Entrance                            |
| Appliances        | Dishwasher, Dryer, Microwave, Refrigerator, Stove(s), Washer |
| Heating           | Fireplace(s), Forced Air, Natural Gas                        |
| Cooling           | None                                                         |
| Fireplace         | Yes                                                          |
| # of Fireplaces   | 1                                                            |
| Fireplaces        | Gas                                                          |
| Has Basement      | Yes                                                          |
| Basement          | Full, Unfinished                                             |

### Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | Private Yard |
| Lot Description   | Other        |

|              |                 |
|--------------|-----------------|
| Roof         | Asphalt Shingle |
| Construction | Brick           |
| Foundation   | Poured Concrete |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 5th, 2025 |
| Days on Market | 61               |
| Zoning         | R-CG             |
| HOA Fees       | 320              |
| HOA Fees Freq. | ANN              |

**Listing Details**

|                |         |
|----------------|---------|
| Listing Office | ComFree |
|----------------|---------|

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.