

# \$799,900 - 148 Midlake Boulevard Se, Calgary

MLS® #A2204992

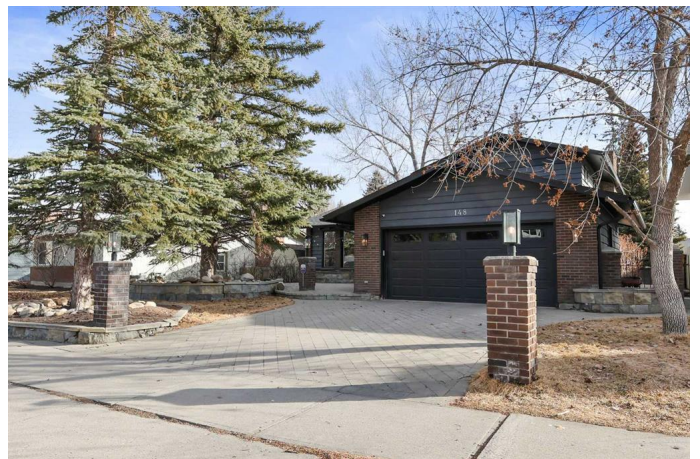
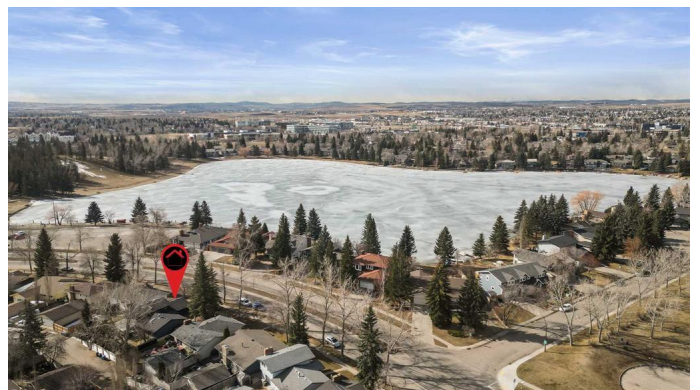
**\$799,900**

4 Bedroom, 4.00 Bathroom, 1,705 sqft

Residential on 0.14 Acres

Midnapore, Calgary, Alberta

This is an outstanding opportunity to purchase a large family home steps from the entrance of beautiful Lake Midnapore. Imagine spending the summer at the beach and simply walking across the street! Loads of curb appeal invites you home, walk past mature trees to the front paving stone patio. Landscaping here is 10/10 - the back yard also hosts charming paving stones, a covered patio, and a babbling pond. Welcome guests into the spacious entry. The large living room and dining room are great for entertaining. The kitchen is sure to catch your eye with it's character open beams, big windows and granite countertops. A quiet family room is great for cozying up to the wood burning fireplace, maybe read a book. A main floor powder room, and a main floor office (could be a bedroom) are useful to any family. The main floor open closet was formerly a laundry location and could likely be converted back by the homes next family. Hardwood wood floors create a warmth , and the home is flooded with natural light from it's updated vinyl windows. Up the charming stairs you'll find the primary suite with large ensuite bathroom. If you favour a bath, this ensuite tub will entice you. Two additional bedrooms, and an updated family bath with walk in closet. The basement is developed with a Rec Room, additional bedroom, and bathroom. Loads of storage - no trouble finding a spot for the off season stuff. The double attached garage is connected to the house without an outside walk, and a feature that is harder to find in



Midnapore. The back lane is paved - no ugly garbage bins on the driveway. Location is incredible - in the heart of the community. Steps from the lake, the schools, and Fish Creek Park. Close to amenities such as shopping, transit, the community centre, skate park, and community gardens. Be sure to view this home... it has a little personality and a lot of good features. If you want a family home in Midnapore... this one is a contender.

Built in 1978

### Essential Information

MLS® #	A2204992
Price	\$799,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,705
Acres	0.14
Year Built	1978
Type	Residential
Sub-Type	Detached
Style	2 Storey Split
Status	Active

### Community Information

Address	148 Midlake Boulevard Se
Subdivision	Midnapore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 1J1

### Amenities

Amenities	Park
Parking Spaces	4

Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Beamed Ceilings, Granite Counters, No Smoking Home, Soaking Tub
Appliances	Dishwasher, Dryer, Garage Control(s), Gas Range, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Landscaped, Lawn, Native Plants, Rectangular Lot, Treed, Zero Lot Line
Roof	Asphalt Shingle
Construction	Brick, Cedar, Wood Frame
Foundation	Poured Concrete

### Additional Information

Date Listed	March 25th, 2025
Days on Market	38
Zoning	R-CG
HOA Fees	320
HOA Fees Freq.	ANN

### Listing Details

Listing Office	MaxWell Canyon Creek
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