

# \$669,900 - 111 Lynnbrook Bay Se, Calgary

MLS® #A2226055

**\$669,900**

4 Bedroom, 3.00 Bathroom, 1,053 sqft

Residential on 0.18 Acres

Ogden, Calgary, Alberta

Welcome to this inviting 4-level split home nestled in the highly sought-after and conveniently located community of Lynnwood. Set on an expansive lot with a beautifully landscaped, park-like backyard, this property offers a rare blend of indoor comfort and outdoor tranquility. With 3+1 bedrooms and 1,967 sq ft of developed living space (1,053 sq ft above grade + 914 sq ft on the lower levels), this home is perfect for families, gardeners, hobbyists, or anyone seeking a peaceful retreat in the inner city. The multi-level layout offers flexibility and function, featuring bright and spacious living areas ideal for both entertaining and everyday living. On the third level, you'll find a cozy family room with a wood-burning fireplace, a flexible open space for a home office or play area, and a convenient 2-piece bathroom. The fourth level offers even more versatility with a generous hobby room, fourth bedroom, utility/laundry room, and a large crawl space for storage. Step outside to your private backyard oasis, complete with mature trees, a greenhouse, dedicated garden beds, and a large shed/man cave—ideal for weekend projects, additional storage, or a quiet escape. Located in a welcoming, established neighbourhood known for its green spaces and strong community feel, this home provides excellent access to schools, parks, amenities, and major routes. Whether you're planting roots or investing in future potential, this Lynnwood gem is one you won't want to miss!



Built in 1975

## Essential Information

MLS® #	A2226055
Price	\$669,900
Bedrooms	4
Bathrooms	3.00
Full Baths	1
Half Baths	2
Square Footage	1,053
Acres	0.18
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

## Community Information

Address	111 Lynnbrook Bay Se
Subdivision	Ogden
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 1S7

## Amenities

Parking Spaces	4
Parking	Additional Parking, Concrete Driveway, Parking Pad, RV Access/Parking

## Interior

Interior Features	Storage
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Brick Facing, Wood Burning
Has Basement	Yes

Basement                      Finished, See Remarks

**Exterior**

Exterior Features      Garden, Other  
Lot Description        Cul-De-Sac, Irregular Lot  
Roof                      Asphalt Shingle  
Construction          Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              May 30th, 2025  
Days on Market        44  
Zoning                    R-C2

**Listing Details**

Listing Office            Real Broker

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