

# \$1,149,900 - 36 Oakmount Way Sw, Calgary

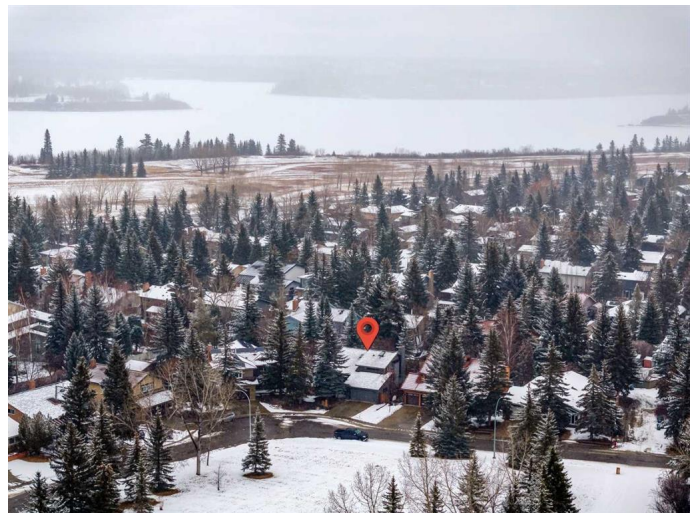
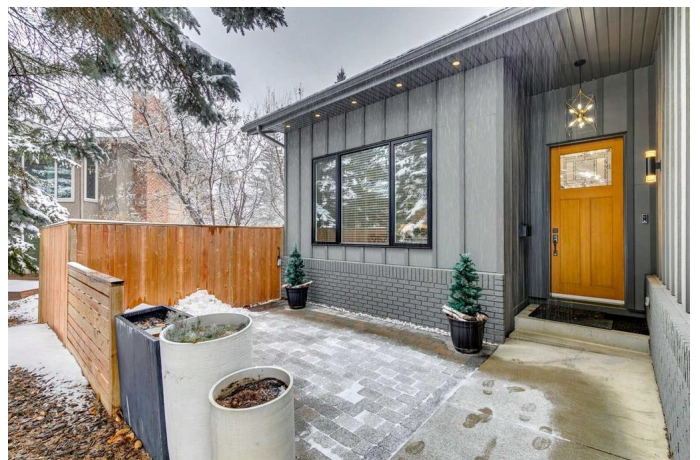
MLS® #A2199878

**\$1,149,900**

5 Bedroom, 4.00 Bathroom, 2,122 sqft  
Residential on 0.17 Acres

Oakridge, Calgary, Alberta

Situated in an unbeatable location on a quiet street overlooking a large open park, this spacious 5-bedroom home sits on a large pie-shaped lot and is just a short walk from the highly-rated Louis Riel School, Oakridge Community Center, and South Glenmore Park which offers tennis courts, a children's water park, a bike track, extensive pathways and more! This stunning home has been completely rebuilt with a meticulous attention to the studs' renovation, featuring all-new electrical, plumbing, HVAC with central AC, insulation, drywall, and more - it's practically brand new! The thoughtfully designed layout boasts bright, spacious rooms filled with natural light thanks to large windows. The kitchen is a chef's dream, outfitted with premium stainless-steel appliances including a gas range, sleek quartz countertops, ample workspace, and an abundance of drawers for convenient storage. Enjoy both formal and casual dining options with a large dining room for hosting gatherings and a breakfast nook for everyday meals, and you'll love the cozy family room complete with a welcoming wood-burning fireplace. A spacious laundry/mudroom offers direct access to the attached garage, adding to the home's functionality. Upstairs, you'll find four generously sized bedrooms including a king-sized primary suite with a walk-in closet and a stylish 5-piece ensuite featuring heated floors, dual sinks, a soaker tub and separate custom shower. An additional full bathroom



completes the upper level. The fully finished lower level offers even more living space with a fifth bedroom, another full bathroom, a versatile flex room, a wet bar, and a sunken family room – perfect for a home theatre setup! Step outside to your private, landscaped backyard, complete with mature trees, a large deck, a garden shed, and convenient man-door access to the garage. Don't miss the chance to experience this incredible home – contact your favorite Realtor today to schedule a showing!

Built in 1979

### Essential Information

MLS® #	A2199878
Price	\$1,149,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,122
Acres	0.17
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	36 Oakmount Way Sw
Subdivision	Oakridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 4Y1

### Amenities

Parking Spaces	4
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Parking Double Garage Attached  
# of Garages 2

### Interior

Interior Features No Smoking Home  
Appliances Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave, Oven-Built-In, Refrigerator, Washer, Window Coverings  
Heating Forced Air, Natural Gas  
Cooling Central Air  
Fireplace Yes  
# of Fireplaces 2  
Fireplaces Gas  
Has Basement Yes  
Basement Finished, Full

### Exterior

Exterior Features Private Yard  
Lot Description Back Lane, Landscaped, Private, Pie Shaped Lot  
Roof Shake  
Construction Cement Fiber Board, Stucco, Wood Frame  
Foundation Poured Concrete

### Additional Information

Date Listed March 6th, 2025  
Days on Market 8  
Zoning R-CG

### Listing Details

Listing Office The Home Hunters Real Estate Group Ltd.

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