



5224 19 Avenue NW
Calgary, Alberta

MLS # A2308413



\$745,900

Division:	Montgomery		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,042 sq.ft.	Age:	1953 (73 yrs old)
Beds:	4	Baths:	2
Garage:	Alley Access, Double Garage Detached, Garage Door Opener, Heated Garage		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Back Yard, City Lot, Few Trees, Front Yard, Interior Lot, Low Main		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Concrete, Wood Frame	Zoning:	RCG
Foundation:	Block, Combination, Poured Concrete	Utilities:	-
Features:	Open Floorplan, Pantry, Quartz Counters, Recessed Lighting, Vinyl Windows, Walk-In Closet(s)		

Inclusions: NA

Located in the highly sought-after community of Montgomery, this beautifully updated 4-bedroom bungalow sits on a massive 53x120 oversized lot and offers the perfect blend of comfort, style, and location. Featuring an open-concept layout with big bright windows that flood the home with natural light, this property has been thoughtfully renovated over the years with newer windows, durable Hardie board siding, a modern fireplace, hot water tank, granite countertops, and stainless steel appliances. The spacious kitchen is designed for both everyday living and entertaining, complete with a large island featuring a convenient prep sink. The fully finished basement adds valuable living space and includes a 3-piece bathroom, making it ideal for guests, a growing family. Enjoy seamless indoor/outdoor living with a huge backyard, rear deck, and sunny south-facing exposure — perfect for summer gatherings, gardening, or relaxing in your private outdoor space. The oversized heated double garage and large RV parking pad provide exceptional parking, workspace, and storage options rarely found in the inner city. Situated just minutes from the Bow River and pathways, Shouldice Pool, Market Mall, and the University of Calgary, this exceptional Montgomery home offers unbeatable value with access to parks, recreation, shopping, schools, and major routes while being tucked into a quiet, family-friendly neighborhood. A rare opportunity to own an updated bungalow on an oversized lot in one of NW Calgary's most desirable communities.