



5123 Bulyea Road NW
Calgary, Alberta

MLS # A2309215



\$724,900

Division:	Brentwood		
Type:	Residential/House		
Style:	Bungalow		
Size:	1,247 sq.ft.	Age:	1965 (61 yrs old)
Beds:	5	Baths:	2 full / 1 half
Garage:	Double Garage Detached, Heated Garage, Oversized, Rear Drive		
Lot Size:	0.14 Acre		
Lot Feat:	Back Lane, Back Yard, Landscaped, Lawn, Private		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Hardwood, Vinyl	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Stucco, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	No Animal Home, No Smoking Home		

Inclusions: NA

Beautiful brick bungalow built by Nu-West Homes, offering excellent value in a highly desirable location of Brentwood in NW Calgary. This spacious home features 5 bedrooms, 2.5 bathrooms, and gleaming hardwood floors throughout the main level. The primary bedroom includes a private 2-piece ensuite, while the large kitchen offers plenty of cabinet and counter space. The fully developed basement adds two additional bedrooms, including one with a built-in desk, a generous family room with a wood-burning fireplace, and a 3-piece bathroom. Outside, you'll find an insulated double garage with an overhead heater. Notable updates include the furnace, hot water tank, garage door opener, and replacement of the eaves, soffits, fascia, and shingles in recent years. Located close to schools, transit, shopping, Nose Hill Park, and bike paths. A great opportunity in this area. Book your showing today.