



DON'T GAMBLE WITH YOUR HOME.
RE/MAX JACK
OUELLETTE
ASSOCIATE

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6424 Laurentian Way SW
Calgary, Alberta

MLS # A2249972



\$1,000,000

Heating:	Forced Air	Water:	-
Floors:	Carpet, Hardwood, Tile	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Wood Frame, Wood Siding	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Bookcases, Built-in Features, See Remarks, Skylight(s)		
Inclusions:	NA		

** Open House Sunday, August 24th from 11:30AM-1:00pm! ** Located on highly desirable Laurentian Way in North Glenmore Park's Lakeview side, just one block from the Earl Grey Golf Course, this charming mid-century styled 1,588 sq. ft. bungalow sits proudly on an expansive 70' x 100' lot. The location is unbeatable—within easy walking distance to the Lakeview Strip Mall, Weaselhead Natural Area (585.6 acres!), the Glenmore Sailing Club, and top-rated schools at all levels. Plus, enjoy being only 10 minutes to downtown while still surrounded by nature and recreation. This exceptionally well-situated property offers incredible potential and is truly a must-see opportunity in one of Calgary's most sought-after communities.