709 3240 66 Avenue SW

Calgary | Active | MLS® A2355831

$599,000









Bedrooms	Bathrooms	Year Built	Living area
3	**3**	**1976**	**1,606 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by Century 21 Bamber Realty LTD.

A closer look

Prime unit in Phase III of Lakeview Green • This unit is ideally located in a single row of townhomes …one of only 2 blocks in Phase III with this LOWER DENSITY FORMAT • Open front and rear exposures with easy access garage and parking in the driveway • It backs onto a beautiful treed greenspace • Popular “Elmwood” plan with over 1600 square feet of development including 3 bedrooms and 2 full baths up…perfect for young families • With the exception of the primary, UPGRADED PELLA WINDOWS throughout • NEWER HARDWOOD through the living room, dining room and kitchen • FABULOUS RENOVATED KITCHEN with white modern-shaker cabinetry, stainless appliances, granite counters and a huge island with extended counter for stools • A wall was removed to create an open dining-kitchen area • Charming and generous living area with fireplace and sliding doors to a PRIVATE OUTDOOR LIVING SPACE with new composite decking and enough space to offer both seating and dining areas • The primary suite is a true retreat with a very large bedroom with treed views, 4-piece ensuite and a mirrored wall of closets • 2 additional bedrooms and a 4-piece bath with tub/shower also on the upper level • Additional features include: 2-piece powder room on the main floor, laundry room with side x side washer/dryer, oversized double tandem garage with storage and updated furnace and HWT • Enjoy the best that Lakeview has to offer with access to sprawling Glenmore Park, great schools, Lakeview Plaza shopping and minutes to downtown.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2355831
Bedrooms	3
Bathrooms	3
Year Built	1976
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	5 Level Split

Total Living Area:	1,606 sq. ft.
Main Level Finished Area:	750 sq. ft.
Upper Level Finished Area:	856 sq. ft.
Condo Fee:	$635.00
Condo Fee Includes:	Common Area Maintenance, Insurance, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal
Front Exposure:	West
Entry Level:	1
Levels:	5 Level Split
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	1976 (Age: 50)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	7910361
Heating:	Forced Air
Basement:	None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Carpet, Hardwood, Linoleum
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached, Driveway, Tandem
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	Laundry Room
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Lakeview Green 3
Community:	Lakeview (Calgary)
Amenities:	None
Appliances:	Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Washer, Window Coverings, Refrigerator
Inclusions:	Miele dishwasher in "as is" condition (washes fine but won't accept rinse fluid)
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions, Cats OK, Dogs OK
Main Floor	Living Room · 19'1" × 14'10" ·
Main Floor	Dining Room · 13'2" × 7'2" ·
Main Floor	Kitchen · 16' × 12' ·
Main Floor	Laundry · 6' × 5' ·
Upper Level	Bedroom - Primary · 16'8" × 14'4" ·

Upper Level	Bedroom · 15'4" × 9'4" ·
Upper Level	Bedroom · 14' × 9'5" ·
Lower Level	Foyer · 11'8" × 7'2" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	Ceiling Fan(s), Kitchen Island, Open Floorplan, Stone Counters, Storage
Exterior Features:	Private Entrance, Private Yard
Patio And Porch Features:	Deck
Lot Features:	Backs on to Park/Green Space
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone W
Zoning:	M-CG
Listed Date:	Nov 05, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/709-3240-66-avenue-sw-calgary-a2355831/

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