

# \$799,000 - 8028 5 Street Sw, Calgary

MLS® #A2264672

**\$799,000**

3 Bedroom, 2.00 Bathroom, 1,004 sqft

Residential on 0.16 Acres

Kingsland, Calgary, Alberta

\*\*\*Open House Sunday October 26th 2p-4p\*\*\*

Attention Investors! Opportunity Knocks!

Welcome to 8028 5 Street SW. Located just off of Elbow Drive and near McLeod Trail, it doesn't get any more convenient than this!

There are schools, shopping centers, transit and essentially anything a person could need mere moments away. This charming bungalow featuring over 1000 sq feet of living space is situated on a large pie lot and features alley access and a double detached garage. There is plenty of room in the yard alongside the sizeable shed and greenhouse for entertaining, gardening and more. Inside the home there is a spacious living and dining area with a fireplace and plenty of natural light, a functional kitchen with granite countertops and stylish stainless steel appliances. Also on the main floor there are 3 good sized bedrooms and a full bathroom. Currently, the washer and dryer are conveniently located in one of the main floor bedrooms for no-stair access. These can easily be relocated into the original location in the basement if preferred. The basement includes a large entertaining space, storage, a cold room and a non-egress room with a closet and door, which could be utilized as an office or workout room. Some other features and upgrades include a separate entrance, newer windows and window coverings, newer washer/dryer, newer shingles. This versatile property will appeal to investors, developers and families alike. The possibilities here are endless! Book your



showing today.

Built in 1958

### Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2264672    |
| Price          | \$799,000   |
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,004       |
| Acres          | 0.16        |
| Year Built     | 1958        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                  |
|-------------|------------------|
| Address     | 8028 5 Street Sw |
| Subdivision | Kingsland        |
| City        | Calgary          |
| County      | Calgary          |
| Province    | Alberta          |
| Postal Code | T2V1C5           |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s), Separate Entrance, Vinyl Windows                                                  |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer |
| Heating           | Forced Air                                                                                        |
| Cooling           | None                                                                                              |
| Fireplace         | Yes                                                                                               |
| # of Fireplaces   | 1                                                                                                 |

|              |      |
|--------------|------|
| Fireplaces   | Gas  |
| Has Basement | Yes  |
| Basement     | Full |

## Exterior

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard                             |
| Lot Description   | Back Lane, Pie Shaped Lot, Private, Street Lighting, Treed |
| Roof              | Asphalt Shingle                                            |
| Construction      | Vinyl Siding, Wood Frame                                   |
| Foundation        | Poured Concrete                                            |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 15th, 2025 |
| Days on Market | 19                 |
| Zoning         | R-CG               |

## Listing Details

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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