

# \$390,000 - 85, 10940 Bonaventure Drive Se, Calgary

MLS® #A2243094

**\$390,000**

3 Bedroom, 2.00 Bathroom, 1,212 sqft

Residential on 0.00 Acres

Willow Park, Calgary, Alberta

Discover your ideal home in a stunning 3-bedroom, 1.5-bathroom townhouse in the vibrant Willow Park community of Calgary, Alberta. Spanning over 1,550 sq ft of well-maintained living space, this home features recent upgrades including a brand-new hot water tank, high-efficiency furnace, fresh paint, updated baseboards, and elegant dual sliding doors. The living room stands out with beautiful exposed beams and a cozy wood-burning fireplace, perfect for relaxing evenings. Enjoy a fully finished basement with extra storage and the convenience of a 2-car covered carport. Step outside to access an outdoor pool and hot tub, ideal for leisure and entertaining. Perfectly located across from South Centre Mall, this home offers proximity to shops, stores, walking paths, golf courses, and a wealth of amenities, with easy access to major highways and public transit. Don't miss out on this opportunity and call your favourite realtor today!

Built in 1975

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2243094  |
| Price      | \$390,000 |
| Bedrooms   | 3         |
| Bathrooms  | 2.00      |
| Full Baths | 1         |
| Half Baths | 1         |



|                |               |
|----------------|---------------|
| Square Footage | 1,212         |
| Acres          | 0.00          |
| Year Built     | 1975          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

### Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 85, 10940 Bonaventure Drive Se |
| Subdivision | Willow Park                    |
| City        | Calgary                        |
| County      | Calgary                        |
| Province    | Alberta                        |
| Postal Code | T2J 5C8                        |

### Amenities

|                |                                                                          |
|----------------|--------------------------------------------------------------------------|
| Amenities      | Parking, Snow Removal, Trash, Visitor Parking, Outdoor Pool, Spa/Hot Tub |
| Parking Spaces | 2                                                                        |
| Parking        | Off Street, Attached Carport                                             |
| Has Pool       | Yes                                                                      |

### Interior

|                   |                                                                                                              |
|-------------------|--------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Ceiling Fan(s), Central Vacuum, No Smoking Home, Storage, Beamed Ceilings                 |
| Appliances        | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Water Softener, Window Coverings |
| Heating           | Central, Forced Air, Natural Gas                                                                             |
| Cooling           | None                                                                                                         |
| Fireplace         | Yes                                                                                                          |
| # of Fireplaces   | 1                                                                                                            |
| Fireplaces        | Brick Facing, Living Room, Wood Burning                                                                      |
| Has Basement      | Yes                                                                                                          |
| Basement          | Finished, Full                                                                                               |

### Exterior

|                   |                                                                     |
|-------------------|---------------------------------------------------------------------|
| Exterior Features | Private Yard                                                        |
| Lot Description   | Back Yard, Backs on to Park/Green Space, Few Trees, Front Yard, Low |

|              |                                             |
|--------------|---------------------------------------------|
|              | Maintenance Landscape, No Neighbours Behind |
| Roof         | Asphalt Shingle                             |
| Construction | Concrete, Mixed, Wood Frame                 |
| Foundation   | Poured Concrete                             |

### **Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 29th, 2025 |
| Days on Market | 11              |
| Zoning         | M-CG d53        |

### **Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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