

# \$685,900 - 36 Wood Oak Place Sw, Calgary

MLS® #A2234282

**\$685,900**

4 Bedroom, 4.00 Bathroom, 1,321 sqft

Residential on 0.14 Acres

Woodlands, Calgary, Alberta

Absolutely Stunning 4 bedroom 2 storey located on a quiet Place in Woodlands. You'll be Impressed the instant you walk through the door. You'll think you're in a Brand New Show Home. Super clean and well cared for by the Original Owners. Main Floor features Living room, with Gas Fireplace, and Dining Room. The Kitchen, with brand new Quartz counter tops, new Faucets and under Cabinet lighting, Solid Maple Cabinet Doors, Wet Bar. Upstairs 3 Bedrooms 2 Full Baths, The Master features a walk in Closet and Ensuite. The Professionally Finished Lower Level with Large Family room has a Gas Firplace and oversized window, 4th Bedroom with oversized window, 3 piece Bath, Laundry Room, and Storage area. New Electrical Panel in 2025. Large Single Attached Garage, Situated on a Large Pie Lot in a Quiet Place. Maincured Lawn, 2 Large Professionally Built Sheds, Large Deck, Underground Sprinkler System, Triple Glazed windows in Living room and Upstairs, New Patio Door off Kitchen. Phantom Screens Doors Front and Back. Telus Security System available if buyer wants to take over with basement flood, smoke, and carbon dioxide alarms. Included, Stacked Washer/Dryer, Bar Fridge, Double door Fridge with water and ice dispenser, Brand New Electric Stove 2025, New Dishwasher in 2024, Microwave and All Window Coverings, Air Conditioning. Furnace serviced every year. Home is Outstanding, if you're looking for a Great Family Home in a Great Community



This GEM is the one.

Built in 1979

### Essential Information

MLS® #	A2234282
Price	\$685,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,321
Acres	0.14
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	36 Wood Oak Place Sw
Subdivision	Woodlands
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 3R2

### Amenities

Parking Spaces	3
Parking	Driveway, Single Garage Attached
# of Garages	1

### Interior

Interior Features	No Animal Home, No Smoking Home, Quartz Counters, Wet Bar
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Microwave, Washer/Dryer Stacked, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	2
Fireplaces	Family Room, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Cul-De-Sac, Front Yard, Landscaped, Private, Underground Sprinklers, Pie Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

## Additional Information

Date Listed	June 24th, 2025
Days on Market	2
Zoning	R-CG

## Listing Details

Listing Office	MaxWell Canyon Creek
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