

# \$620,000 - 319 Lynnview Way Se, Calgary

MLS® #A2261262

**\$620,000**

5 Bedroom, 2.00 Bathroom, 1,083 sqft  
Residential on 0.12 Acres

Ogden, Calgary, Alberta

This beautifully updated bungalow in the heart of Ogden offers 1,083 sqft of bright, modern living space and exceptional versatility – perfect for families, investors, or anyone looking for a move-in-ready home. Step inside to find luxury vinyl plank flooring (installed in 2023), a fresh, contemporary design, and a spacious main floor featuring a welcoming living room, a stylish kitchen with quality stainless steel appliances, and three comfortable bedrooms. A full 3-piece bathroom and in-suite laundry complete the upper level. The fully developed basement offers 964.85 SF of incredible flexibility, featuring two bedrooms, a second kitchen with stainless steel appliances, a generous recreation area, a 3-piece bathroom, and its own washer & dryer. Outside, you’ll love the expansive south-facing backyard, ideal for relaxing or entertaining, and the large front driveway with room for two or more vehicles. The home is topped with a newer roof, surrounded by a mature, picturesque tree that adds charm and curb appeal. Located in a family-friendly community, this property is close to schools, parks, shopping, and major routes – offering easy access to downtown and beyond. Move-in ready, income-ready, and freshly renovated – this Ogden gem checks every box.

Built in 1976

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2261262    |
| Price          | \$620,000   |
| Bedrooms       | 5           |
| Bathrooms      | 2.00        |
| Full Baths     | 2           |
| Square Footage | 1,083       |
| Acres          | 0.12        |
| Year Built     | 1976        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                      |
|-------------|----------------------|
| Address     | 319 Lynnvview Way Se |
| Subdivision | Ogden                |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2C 1T7              |

### Amenities

|                |                                                |
|----------------|------------------------------------------------|
| Parking Spaces | 2                                              |
| Parking        | Driveway, Front Drive, Off Street, Parking Pad |

### Interior

|                   |                                                                                      |
|-------------------|--------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island, Quartz Counters, Vinyl Windows                        |
| Appliances        | Dishwasher, Dryer, Electric Range, Microwave, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                              |
| Cooling           | Central Air                                                                          |
| Has Basement      | Yes                                                                                  |
| Basement          | Finished, Full, Suite                                                                |

### Exterior

|                   |                                                                                    |
|-------------------|------------------------------------------------------------------------------------|
| Exterior Features | Private Yard, Rain Gutters, Storage                                                |
| Lot Description   | Back Yard, Front Yard, Low Maintenance Landscape, Rectangular Lot, Street Lighting |
| Roof              | Asphalt Shingle                                                                    |

|              |                          |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

**Additional Information**

|                |                   |
|----------------|-------------------|
| Date Listed    | October 4th, 2025 |
| Days on Market | 25                |
| Zoning         | R-CG              |

**Listing Details**

|                |                          |
|----------------|--------------------------|
| Listing Office | The Real Estate District |
|----------------|--------------------------|

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