

## \$399,900 - 47 Westview Drive, Calmar

MLS® #E4458036

**\$399,900**

5 Bedroom, 2.00 Bathroom, 1,294 sqft

Single Family on 0.00 Acres

Calmar, Calmar, AB

Great family home with large backyard and lots of space for a growing family. 3+1 bedrooms, big bright open spaces, and great natural light throughout the home. The basement is fully developed and ready for many great family memories, be they movie nights or kids playing dress up while you make dinner in the large kitchen. This home has been loved for many years, taking care of it's family. Now it's time for this home to take care of your family.

Built in 1994

### Essential Information

MLS® #	E4458036
Price	\$399,900
Bedrooms	5
Bathrooms	2.00
Full Baths	2
Square Footage	1,294
Acres	0.00
Year Built	1994
Type	Single Family
Sub-Type	Detached Single Family
Style	Bi-Level
Status	Active

### Community Information



Address	47 Westview Drive
Area	Calmar
Subdivision	Calmar
City	Calmar
County	ALBERTA
Province	AB
Postal Code	T0C 0V0

### **Amenities**

Amenities	Off Street Parking, On Street Parking, Air Conditioner, Exterior Walls-2"x6", Hot Water Natural Gas, No Animal Home, No Smoking Home, Vinyl Windows
Parking Spaces	4
Parking	Front Drive Access, No Garage, Parking Pad Cement/Paved

### **Interior**

Appliances	See Remarks
Heating	Forced Air-1, Natural Gas
Stories	2
Has Basement	Yes
Basement	Full, Finished

### **Exterior**

Exterior	Wood, Vinyl
Exterior Features	Fenced, Landscaped, No Back Lane, Schools
Roof	Asphalt Shingles
Construction	Wood, Vinyl
Foundation	Concrete Perimeter

### **Additional Information**

Date Listed	September 15th, 2025
Days on Market	2
Zoning	Zone 92

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