

# \$649,900 - 335 Lynnovor Place Se, Calgary

MLS® #A2244382

**\$649,900**

5 Bedroom, 3.00 Bathroom, 1,054 sqft

Residential on 0.16 Acres

Ogden, Calgary, Alberta

Nestled in a quiet cul-de-sac, this charming 1054 sq. ft. bungalow sits on one of the largest lots in the community (LYNNWOOD AREA)â€”an impressive 662 sq. m. Itâ€™s the kind of yard where childhood memories are madeâ€”plenty of room for pets to roam, kids to play soccer or set up a trampoline, and still space left for a garden oasis. A private front yard with an inviting outdoor fireplace offers the perfect spot to gather with friends on cool evenings, while the south-facing backyard with mature trees provides privacy and endless opportunities for outdoor fun.

Step inside and feel instantly at home. The main level features three spacious bedrooms, a 2-pc primary ensuite, and a full bathroom. A bright, welcoming living area centers around a beautiful stone gas fireplaceâ€”perfect for cozy family movie nights. The open floorplan flows into a dining area with built-in cabinetry to display the family's heirlooms. Over the years, the home has received thoughtful updates, like vinyl plank flooring throughout the main level, fresh paint, and stainless steel appliances, keeping it in excellent move-in-ready condition while still leaving room for your personal touch.

Downstairs, the fully developed basement offers even more living space with two additional bedrooms and a 3-pc bathroomâ€”ideal for guests, teens, a home office, or hobby roomsâ€”plus a large rec area with a wood-burning fireplace that can easily



become the ultimate game or playroom.

Another highlight of the property is the huge oversized double garage with expansive driveway, giving you all the space you need for vehicles, a workshop, or extra storage. Whether you’re hosting summer barbecues, relaxing by the outdoor fireplace, planting your dream garden, or watching the kids laugh and play under the mature trees, this property offers the kind of space and flexibility rarely found in the area. With its fantastic location, oversized garage, and family-friendly layout, this home is truly a special find ready to welcome its next chapter. Please note- All contents in the home and garage can be purchased, please inquire for inventory list of items with value.

Built in 1973

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2244382    |
| Price          | \$649,900   |
| Bedrooms       | 5           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,054       |
| Acres          | 0.16        |
| Year Built     | 1973        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                       |
|-------------|-----------------------|
| Address     | 335 Lynnover Place Se |
| Subdivision | Ogden                 |
| City        | Calgary               |

|             |         |
|-------------|---------|
| County      | Calgary |
| Province    | Alberta |
| Postal Code | T2C 1L6 |

### Amenities

|                |                                                      |
|----------------|------------------------------------------------------|
| Parking Spaces | 6                                                    |
| Parking        | Double Garage Detached, Driveway, Garage Faces Front |
| # of Garages   | 2                                                    |

### Interior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Built-in Features, Storage                                                                                       |
| Appliances        | Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                                       |
| Cooling           | None                                                                                                             |
| Fireplace         | Yes                                                                                                              |
| # of Fireplaces   | 2                                                                                                                |
| Fireplaces        | Gas, Wood Burning                                                                                                |
| Has Basement      | Yes                                                                                                              |
| Basement          | Finished, Full                                                                                                   |

### Exterior

|                   |                                                                    |
|-------------------|--------------------------------------------------------------------|
| Exterior Features | None                                                               |
| Lot Description   | Back Yard, Cul-De-Sac, Landscaped, Private, Rectangular Lot, Treed |
| Roof              | Asphalt Shingle                                                    |
| Construction      | Vinyl Siding, Wood Frame                                           |
| Foundation        | Poured Concrete                                                    |

### Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | July 31st, 2025 |
| Days on Market | 1               |
| Zoning         | R-CG            |

### Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

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