

\$748,000 - 315 Parkglen Crescent Se, Calgary

MLS® #A2070645

\$748,000

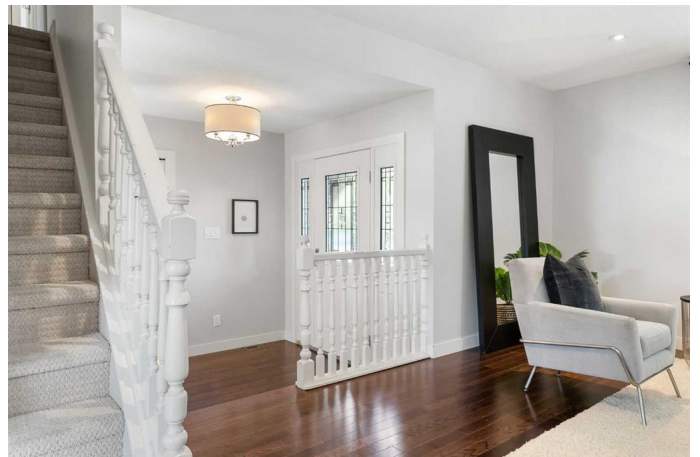
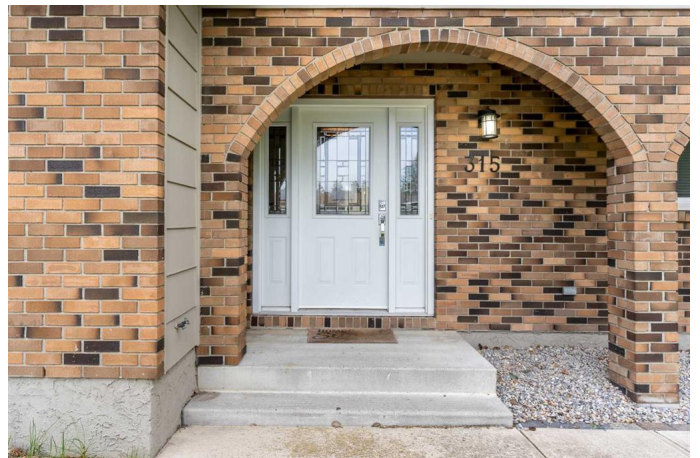
4 Bedroom, 4.00 Bathroom, 1,727 sqft

Residential on 0.13 Acres

Parkland, Calgary, Alberta

OPEN HOUSE October 14 12:00-2:00

Welcome to your dream home in Parkland—a hidden gem on a serene street. Meticulously renovated by Mandeville Homes, this two-storey residence combines luxury and functionality flawlessly. Step inside to discover an open and bright main floor, adorned with new hardwood floors. The great room is perfect for gatherings, while the stunning white kitchen with granite counters and stainless steel appliances sets the stage for culinary delights. The adjacent family room features a wood-burning fireplace and patio doors leading to a peaceful deck—an ideal spot for relaxation and outdoor entertainment. The main floor also offers a versatile den/bedroom, a well-appointed laundry room, and a tasteful powder room. Upstairs, the master bedroom awaits, providing a tranquil retreat with a beautifully renovated ensuite. Two additional bedrooms and an updated main bath complete the upper level. The finished basement boasts a spacious rec room with a wet bar and an additional bathroom. Attention to detail shines throughout the home, with new doors, windows, shingles, eaves troughs, furnace, and garage door—all enhancing both aesthetics and functionality. Outside, the south-facing backyard offers ample space to enjoy nature's beauty. A 24' x 22' garage provides shelter for vehicles and serves as a versatile storage or hobby space. Plus, as a Parkland resident, you'll have exclusive access to the community amenity, Park96,



offering a range of recreational activities. This remarkable residence encapsulates the perfect blend of luxury, functionality, and a peaceful setting. Don't miss the opportunity to make this your forever home.

Built in 1975

Essential Information

MLS® #	A2070645
Price	\$748,000
Sold Price	\$735,000
Bedrooms	4
Bathrooms	4.00
Full Baths	2
Half Baths	2
Square Footage	1,727
Acres	0.13
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	315 Parkglen Crescent Se
Subdivision	Parkland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 4M4

Amenities

Amenities	Park
Parking Spaces	4
Parking	Double Garage Detached

Interior

Interior Features	Ceiling Fan(s), Granite Counters, No Animal Home, No Smoking Home,
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	Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Refrigerator, Window Coverings
Heating	High Efficiency, Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Close to Clubhouse, Front Yard, Level
Roof	Shingle
Construction	Brick, Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	August 2nd, 2023
Date Sold	October 30th, 2023
Days on Market	89
Zoning	R-C1
HOA Fees	200.00
HOA Fees Freq.	ANN

Listing Details

Listing Office	ROYAL LEPAGE MISSION REAL ESTATE
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