

\$648,800 - 24 Bridle Estates Place Sw, Calgary

MLS® #A2110929

\$648,800

3 Bedroom, 3.00 Bathroom, 1,345 sqft
Residential on 0.12 Acres

Bridlewood, Calgary, Alberta

PLEASE LOOK AT THE PHOTOS AND THE DRONE VIDEO. Pristine executive bungalow located on a quiet cul-de-sac in the meticulously maintained adult 55+ community of Bridle Estates! An immaculate and spacious home with a total of 2221 sq. ft of developed space. You will enjoy the east west sun exposure. This home also backs onto a low traffic dead end road! Luxury with a maintenance free lifestyle! The low HOA fee of \$170.00 per month includes snow removal, lawn care and irrigation maintenance. Large, covered concrete 12' x 9' front west facing verandah. Stunning nine-foot ceilings and gleaming hardwood and tile floors welcome you as you enter this bright home with oversize windows. The expansive living and dining area enjoy the elegance of the gas fireplace. French door from the living room out to the 16' x 6' east facing deck and large backyard, perfect for a morning coffee. The dining room with two south windows will accommodate a large family table and features a pocket door into the kitchen. The kitchen features rich dark tone wood cabinetry and elegant crown mouldings. Walk-in pantry and upgraded newer stainless steel appliances. Large south window above the double sink. Peninsula island with glass panel cabinet doors open into the bright kitchen eating area with south and west windows. Two-piece bathroom off the foyer. Pocket door to the main floor laundry includes the washer, dryer, and cabinetry. The primary



bedroom is bright and spacious with room for a king suite. Walk-in closet plus a second closet with mirrored bifold doors, perfect for linens and storage. Spa inspired four-piece bathroom with deluxe oval soaker tub, glass shower and 8â€™ vanity. Nine-foot ceilings on the fully finished, carpeted lower level make this bright and welcoming. Expansive family/games area with media alcove. French doors open to a second bedroom with walk-in closet.

Spacious third bedroom. Four-piece lower bathroom. The 18â€™x 18â€™ double attached garage with high ceilings can accommodate a car lift. The driveway is one of the longest in the complex and will accommodate four additional vehicles, perfect for family gatherings. Bridle Estates is known for its pathways, manicured lawns, private pavilion, and community spirit. Short drive to an abundance of shopping and services. Quick and easy access to 162 Avenue and the Stoney Trail interchange.

Built in 2007

Essential Information

MLS® #	A2110929
Price	\$648,800
Sold Price	\$640,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,345
Acres	0.12
Year Built	2007
Type	Residential
Sub-Type	Semi Detached
Style	Bungalow, Side by Side
Status	Sold

Community Information

Address	24 Bridle Estates Place Sw
Subdivision	Bridlewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 0E9

Amenities

Amenities	Clubhouse, Park, Snow Removal
Parking Spaces	7
Parking	Additional Parking, Aggregate, Double Garage Attached, Front Drive, Garage Faces Front, Off Street, See Remarks

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, High Ceilings, Laminate Counters, No Animal Home, No Smoking Home, Pantry, Recessed Lighting, Soaking Tub, Track Lighting, Vinyl Windows
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Garburator, Microwave, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle, Tile
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	BBQ gas line
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Interior Lot, Landscaped, Level, Treed
Roof	Concrete
Construction	Composite Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	February 29th, 2024
Date Sold	March 8th, 2024

Days on Market	7
Zoning	R-2
HOA Fees	170.00
HOA Fees Freq.	MON

Listing Details

Listing Office RE/MAX First

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