

\$1,199,999 - 14108 Park Estates Drive Se, Calgary

MLS® #A2176167

\$1,199,999

4 Bedroom, 3.00 Bathroom, 3,000 sqft

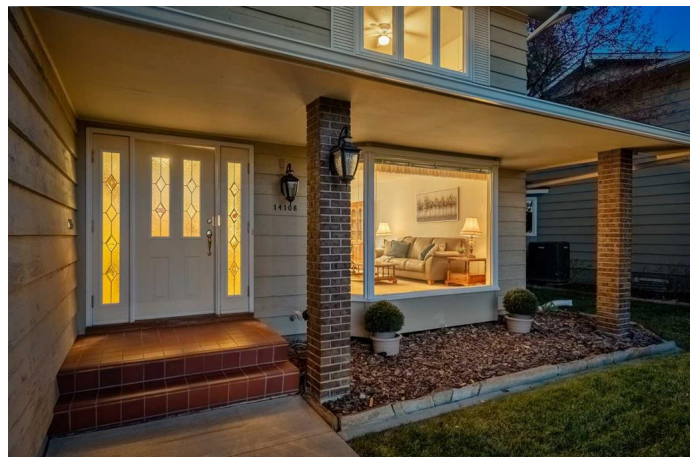
Residential on 0.20 Acres

Parkland, Calgary, Alberta

BREATHTAKING MOUNTAIN AND PARK
VIEWS | TRIPLE GARAGE | 4 BEDROOM UP
| BONUS ROOM

OPEN HOUSE SATURDAY NOVEMBER 2ND 1-3 Discover your dream home in the highly sought-after community of Parkland, perfectly perched on the ridge of Fish Creek Park, offering breathtaking mountain and park views. Park Estates Drive is a premier address in Parkland, and a home available on the ridge is a rare find. This property boasts unique, desirable features, making it a special opportunity for your family. Triple garages are seldom available in Parkland, with only a couple coming to market each year. Additionally, this floor plan features an upper bonus room and four bedrooms upstairs—a coveted and hard-to-find layout in Parkland and the surrounding area.

Lovingly cared for by long-time owners, this home is ready for modernization but can also be comfortably lived in as-is. The main floor showcases a formal living room that overlooks the serene Fish Creek Park, complemented by an open dining area that flows seamlessly into the living room. The kitchen features solid oak cabinetry and opens to a cozy family room, complete with a brick-faced gas fireplace, ideal for gatherings. The conveniently located main floor laundry room adds to the home's



functionality. An addition at the back of the house features cedar vaulted ceilings and skylights, offering versatile space for entertaining or expanding the kitchen.

Upstairs, you'll find four generous bedrooms and a bonus room, perfect for creating a primary retreat that takes full advantage of the stunning views from the upper balcony. The unfinished basement offers a blank canvas for your future development ideas. With the Fish Creek pathway just across the street, you'll have access to 100 km of trails for hiking, biking, and cross-country skiing, along with opportunities for picnicking, swimming, fishing, and wildlife observation. Enjoy nearby amenities, including Sikome Lake, Annie's Caf   for casual dining, and The Ranch for fine dining. Parkland also offers excellent educational options, with both elementary and junior high schools, as well as Park 96, a private gated park exclusively for residents. Park 96 features ice skating, disc golf, a splash park, pickleball, and high-profile music concerts.

This home has been cherished by the current family for many years, and now it's time to pass it on to a new family who will surely love it just as much. Don't miss this incredible opportunity to make this exceptional property your own!

Built in 1974

Essential Information

MLS�� #	A2176167
Price	\$1,199,999
Sold Price	\$1,170,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2

Half Baths	1
Square Footage	3,000
Acres	0.20
Year Built	1974
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Sold

Community Information

Address	14108 Park Estates Drive Se
Subdivision	Parkland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 3W3

Amenities

Amenities	Park, Party Room, Picnic Area, Playground
Parking Spaces	6
Parking	Triple Garage Attached

Interior

Interior Features	See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Microwave Hood Fan, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas
Has Basement	Yes
Basement	Full, Unfinished

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Level, Private, Views
Roof	Asphalt
Construction	Cedar

Foundation Poured Concrete

Additional Information

Date Listed October 30th, 2024
Date Sold November 15th, 2024
Days on Market 16
Zoning R-CG
HOA Fees 200.00
HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX First

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