



## 30 Pasadena Gardens Calgary Alberta

\$674,444

GAIN EQUITY RIGHT AWAY BEING PRICED OVER \$30k under what its assessed value is at!!!! Welcome to your perfect move-in ready home in the heart of Monterey Park! This beautifully updated 4-level split offers exceptional space, comfort, and flexibility—with over 2,100 sq ft of developed living space, 5 spacious bedrooms (3 up + 2 in illegal suite), and 3 full bathrooms, it's ideal for large families, multi-generational living, or savvy investors. Step inside and immediately feel the care and quality that has gone into this renovation. You'll love the brand-new vinyl plank flooring, fresh paint throughout, and stylishly updated bathrooms. This home is truly turn-key, with all-new water lines—each with its own shut-off valve in the crawl space for added peace of mind and convenience. The main floor welcomes you with a bright and open living room featuring a large bay window, flowing seamlessly into the dining area and an updated kitchen equipped with stainless steel appliances, granite countertops, a gas line for the stove, and a water line for your fridge. On the second level, you'll find three generously sized bedrooms, including a private primary retreat with a 4-piece ensuite and patio doors leading to your own deck—perfect for enjoying your morning coffee. A second full bathroom completes this level. The third level is a standout feature with its walkout illegal suite that includes 2 bedrooms, a full 4-piece bath, and a spacious family room centered around a cozy wood-burning fireplace. Another set of patio doors opens to the backyard deck, creating a seamless indoor-outdoor living experience. The fourth level adds even more versatility, offering a massive 5th bedroom, a second kitchen, and ample room to host guests, entertain, or set up a home gym or office. Key Upgrades & Features: - New vinyl plank flooring - Fresh paint throughout - Updated bathrooms - Stainles...

4pc Bathroom 7.33 Ft x 7.83 Ft

Bedroom 10.33 Ft x 9.42 Ft

4pc Bathroom 4.92 Ft x 7.83 Ft

Bedroom 8.92 Ft x 9.50 Ft

Primary Bedroom 14.08 Ft x 12.08 Ft

Dining room 14.50 Ft x 9.25 Ft

3pc Bathroom 7.67 Ft x 7.33 Ft

Kitchen 9.75 Ft x 11.67 Ft

Family room 13.83 Ft x 18.42 Ft

Furnace 5.67 Ft x 7.33 Ft

Bedroom 10.75 Ft x 10.67 Ft

Bedroom 12.00 Ft x 22.08 Ft

a

Listing Presented By:



Originally Listed by:  
First Place Realty

<https://malikkaddourarealty.com/>



**Real Estate Professionals Inc.**

202, 5403 CROWCHILD TRAIL  
N.W., Calgary, AB, T3B4Z1

Phone: 403-547-4102  
[cm.mackenzie@shaw.ca](mailto:cm.mackenzie@shaw.ca)

Living room 13.08 Ft x 15.67 Ft

Other 23.83 Ft x 18.50 Ft

Kitchen 12.42 Ft x 13.67 Ft