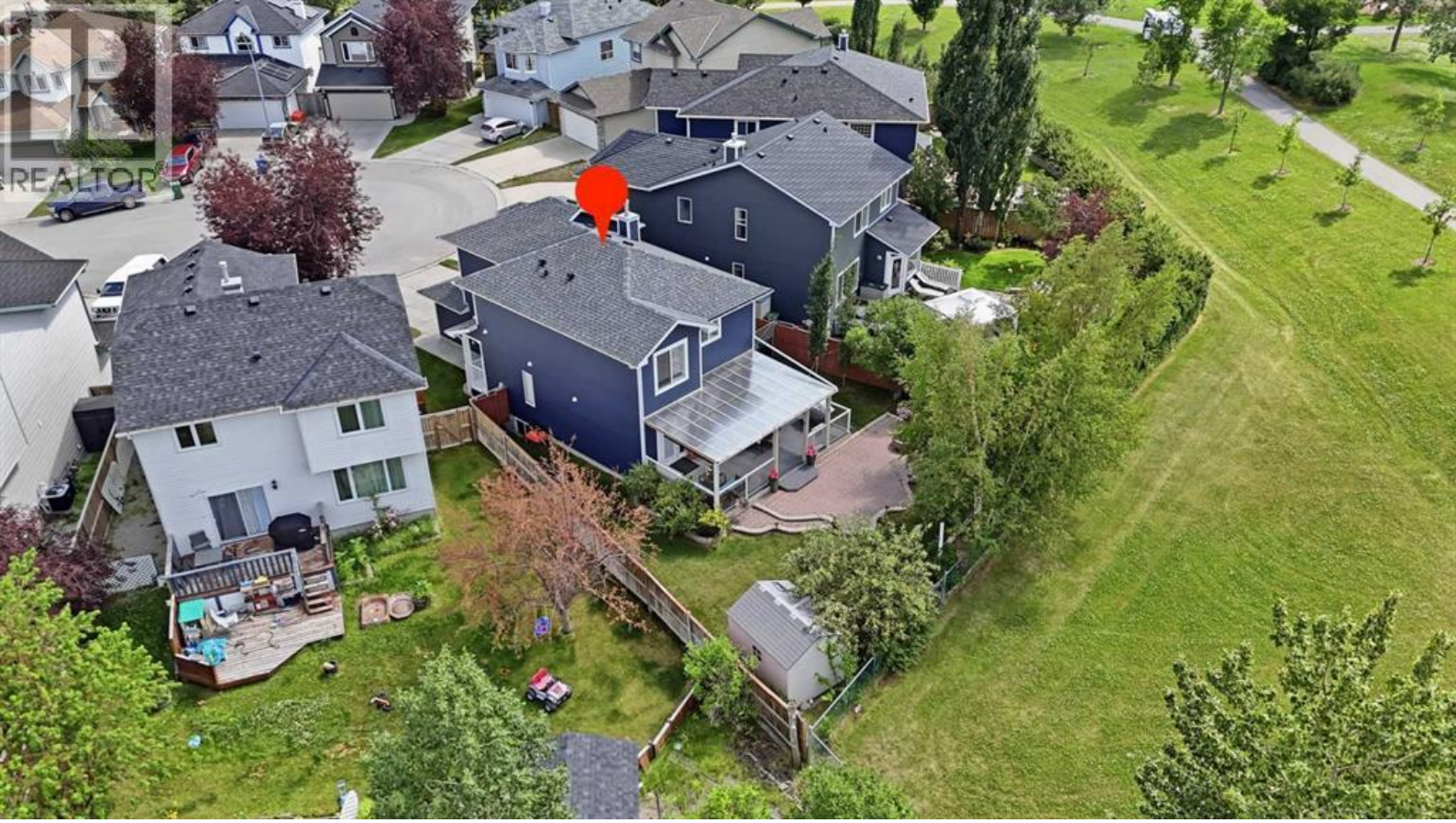


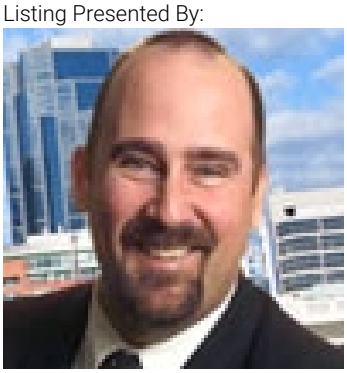
218 Bridlewood Place Calgary Alberta

$687,500

MOVE-IN READY TWO-STOREY HOME on a Quiet Cul-de-Sac in the heart of Bridlewood, situated on a Landscaped Pie-Shaped Lot backing directly onto Green Space, School & Playground with No Rear Neighbours. The Private Backyard has been the setting for family gatherings and even weddings, featuring Mature Trees, Apple Trees, Interlocking Brick Patio, Covered Deck with Pull-Down Shades, Newer Deck Roof, Raised Garden Beds, and plenty of lawn space for children and pets. The home offers Over 2,150 Sq. Ft. of Developed Living Space, including 3 Bedrooms, 3.5 Bathrooms, and an Upper-Level Bonus/Family Room with Fireplace. The main floor features a Spacious Living Room, Functional Kitchen with Pantry, Bright Breakfast Nook, Dining Area, and convenient 2 Pc Bath. Upstairs you'll find a Generous Primary Suite with a Walk-In Closet and 4 Pc Ensuite, a Second Bedroom, a Recently Renovated Full Bathroom, Upper Laundry, and a Large Family Room that could easily serve as a Home Office, Playroom, or Media Room. The Finished Basement adds a Third Bedroom, Full 3 Pc Bathroom, Recreation Room, Storage, and Utility Space. Extensive Updates provide long-term value and peace of mind, including Hardie Board Siding, Roof, Newer Furnace & Hot Water Tank (3 years old), Water Softener, Central Air Conditioning, Front Door, Front Entrance Railings, Gemstone Exterior Lighting, and a Newer Roof Over the Covered Deck with Glass Railings. Bridlewood is a Family-Oriented Community with excellent access to everyday amenities. Walk directly to the adjoining School & Playground, with Bridlewood School, Glenmore Christian Academy, and nearby Catholic schools all within easy reach. Shopping, Restaurants & Services are just minutes away at Bridlewood Centre, Shawnessy Shopping Centre, and Silverado Marketplace. Outdoor enthusiasts will appreciate nearby Bridlewood Wetlands, Fish Creek Provincial Park, Playg...

Bedroom 12.08 Ft x 10.33 Ft
3pc Bathroom 8.33 Ft x 5.08 Ft
Recreational, Games room 12.92 Ft x 25.00 Ft
Storage 8.42 Ft x 4.42 Ft
Furnace 10.83 Ft x 4.67 Ft
Foyer 13.17 Ft x 11.75 Ft
Living room 11.92 Ft x 14.17 Ft
Dining room 11.50 Ft x 7.25 Ft
Kitchen 10.42 Ft x 10.08 Ft
Breakfast 10.42 Ft x 8.67 Ft
2pc Bathroom 7.67 Ft x 4.50 Ft
4pc Bathroom 8.08 Ft x 6.00 Ft
Bedroom 9.92 Ft x 10.75 Ft
4pc Bathroom 8.08 Ft x 4.92 Ft
Family room 19.00 Ft x 16.17 Ft
Primary Bedroom 17.00 Ft x 12.83 Ft

Listing Presented By:



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