

# \$774,999 - 236 Midvalley Place Se, Calgary

MLS® #A2205247

**\$774,999**

4 Bedroom, 3.00 Bathroom, 1,427 sqft  
Residential on 0.16 Acres

Midnapore, Calgary, Alberta

**\*\*Open House Sat and Sun May 3rd-4th  
1pm-3pm\*\*** Welcome to this incredible BUNGALOW, offering nearly 3,000+ sq ft of developed living space, nestled in a HIGHLY SOUGHT-AFTER cul-de-sac in the LAKE COMMUNITY of Midnaporeâ€”where everyone knows your name and organizes cul-de-sac events filled with families of all ages! Talk about winning the neighbour lottery!

This home perfectly combines comfort, functionality, and an UNBEATABLE LOCATION . Just steps to Fish Creek Parkâ€™s scenic pathways, MATURE TREES a local tot lot beside the home, and exclusive LAKE ACCESS, itâ€™s ideal for families or anyone seeking an active, outdoor lifestyle. Inside, you'll find four bedrooms and three full bathrooms, with thoughtful upgrades throughout. The home features updated bathrooms, newer appliances, fresh carpeting in the bedrooms, and newer windows installed just a few years ago. The insulated garage door has been replaced, and the oversized parking pad easily accommodates four additional vehicles. Upgraded interior doors further enhance the home's modern appeal. The beautifully DEVELOPED BASEMENT offers endless possibilities for entertaining and relaxation. Highlights include a large media room, a WET BAR, a cozy wood-burning fireplace, and a spacious recreation area complete with a pool table. A private den/office with built-in storage provides the perfect space for working from home. Outside, the mature



landscaping creates a private backyard oasis, complemented by a large STORAGE SHED for all your outdoor essentials. The location simply can't be beat—just one block from Fish Creek Park, three blocks from MIDNAPORE LAKE, and walking distance to elementary, junior high, and high schools. Opportunities like this are rare—add your own flair and build SIGNIFICANT EQUITY in one of Calgary's most desirable lake communities. Don't miss out—schedule your private viewing today!

Built in 1979

**Essential Information**

MLS® #	A2205247
Price	\$774,999
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	1,427
Acres	0.16
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

**Community Information**

Address	236 Midvalley Place Se
Subdivision	Midnapore
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 1L3

**Amenities**

Amenities	Beach Access
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Parking Spaces	6
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	See Remarks, Wet Bar
Appliances	Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Wood Burning, Gas Log
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Other
Lot Description	Back Yard, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	March 25th, 2025
Days on Market	35
Zoning	R-CG
HOA Fees	315
HOA Fees Freq.	ANN

### Listing Details

Listing Office	RE/MAX Complete Realty
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