

\$509,900 - 452 Quarry Way Se, Calgary

MLS® #A2213199

\$509,900

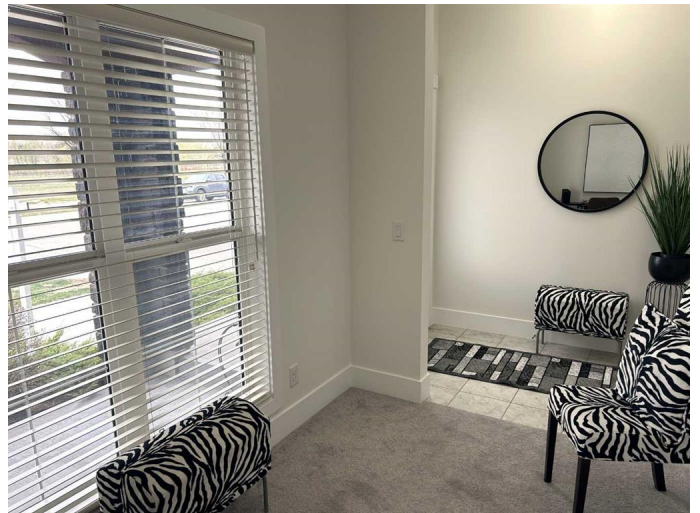
2 Bedroom, 3.00 Bathroom, 1,419 sqft

Residential on 0.03 Acres

Douglasdale/Glen, Calgary, Alberta

OPEN HOUSE SAT JUNE 14-12-2

Located in serene Quarry Park, this End Unit offers a great blend of splendid urban living, nestled in a picturesque setting. And Low Condo Fees. Driving into the area, it's easy to notice the distinctive architecture & landscape. Rounding the bend, comes this stylish end-unit townhome " with welcoming curb appeal. Outstanding design & tasteful finish throughout. The Interior is " thoroughly refreshed with recent repainting. " Also of late, a high-end TV/Sono has been installed & included. 2 primary bedrooms, 2 ½ baths, den, & large attached garage with storage space." Coming up the inviting walk there is a covered" patio - relax & enjoy a visit. Upon entering, there's an offset" flexible den" with ample windows" & view." Maybe add a wall-bed." The Main has a gracious living room, gorgeous hardwood, abundant windows, high ceiling & ambient fireplace. " Flowing into the kitchen, it's all fabulous for every day & entertaining. The kitchen delights with custom gloss cabinetry, quartz counters, S/S/Appls, gas stove & ample dining area. Lovely wrap-around window views. Step out & relax on the large sunny west facing deck - light up the BBQ" " An offset half bath provides convenience & privacy. " Retreat to the private top floor. Two primary bedrooms, each with en-suite" &" walk-in closet with built-in shelving. Also convenient laundry. Steps from the river paradise & pathways. " A quick jaunt to fabulous Quarry Park Market,



with bistros, grocery, shops & services.
Commuting is a breeze with easy access to
Glenmore & Deerfoot Trails. Just move in and
enjoy!

Built in 2015

Essential Information

MLS® #	A2213199
Price	\$509,900
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,419
Acres	0.03
Year Built	2015
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

Community Information

Address	452 Quarry Way Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 5N4

Amenities

Amenities	Other, Visitor Parking
Parking Spaces	1
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Closet Organizers, High Ceilings, Quartz Counters, Storage, Walk-In Closet(s), Ceiling Fan(s)
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Appliances	Dishwasher, Dryer, Garage Control(s), Gas Stove, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric
Basement	None

Exterior

Exterior Features	Balcony, Private Entrance
Lot Description	Landscaped, Rectangular Lot, Corner Lot
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 19th, 2025
Days on Market	55
Zoning	M-2
HOA Fees	283
HOA Fees Freq.	ANN

Listing Details

Listing Office	CIR Realty
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