

# \$1,149,900 - 2131 Douglasbank Crescent Se, Calgary

MLS® #A2227825

**\$1,149,900**

4 Bedroom, 4.00 Bathroom, 2,154 sqft

Residential on 0.17 Acres

Douglasdale/Glen, Calgary, Alberta

Location, Location, Location! Backing directly onto Fish Creek Park, this beautifully renovated home offers an incredible lifestyle with direct access to the pathway system on a corner lot spanning over 7,300 sq. ft. The main floor has been opened, beamed, and professionally renovated by æœREBORN Renovationsâ€• and features a chefâ€™s kitchen with a massive island, premium appliances, quartz counters, site-finished hardwood floors, and pot lights with sunny south-facing views. The family room with a gas fireplace overlooks the large rear deck, and the versatile front living room can easily serve as a den or a formal dining area. Upstairs offers three spacious bedrooms, including an expansive primary suite with spectacular park views. The tastefully finished lower level features a fourth bedroom, a spacious recreation area, a full bath, a storage room. The backyard is an oasis with mature trees, perennials, a patio for a fire pit and a large composite deck. Poly-B pipes have been replaced. This is an unbeatable location in family-friendly Douglasdaleâ€™ close to schools, golf, shopping, major roadways, and offering direct access to Fish Creek Park for pathway and river enthusiasts!

Built in 1990

## Essential Information

MLS® #

A2227825



Price	\$1,149,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,154
Acres	0.17
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	2131 Douglasbank Crescent Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z2C2

### Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Bar, Breakfast Bar, Built-in Features, Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Dryer, Microwave, Oven-Built-In, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Irregular Lot, Landscaped, Many Trees, Private, Treed
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 4th, 2025
Days on Market	12
Zoning	R-CG

### **Listing Details**

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.