

# \$320,000 - 66, 123 Queensland Drive Se, Calgary

MLS® #A2252862

**\$320,000**

2 Bedroom, 1.00 Bathroom, 805 sqft

Residential on 0.00 Acres

Queensland, Calgary, Alberta

(Open House Saturday 1:00-3:00 and Sunday 12:00 to 2:00 pm)

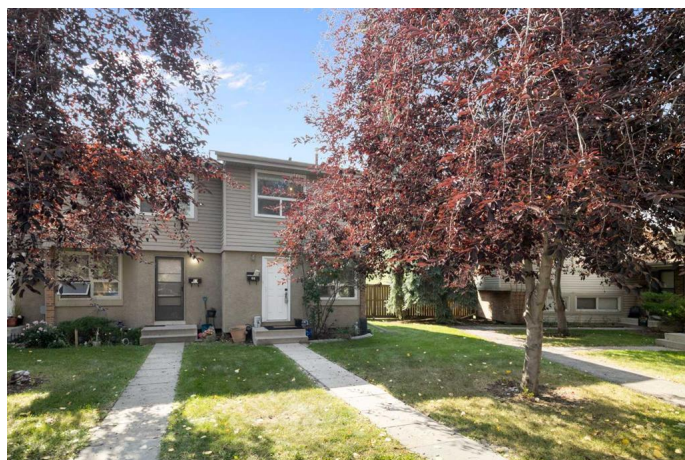
Perfect for First-Time Buyers, Young Families or Investors!

This bright end-unit townhouse is move-in ready and filled with thoughtful updates. Stay cool in the summer with central A/C and enjoy the durable LVP flooring on the main level, complemented by new carpet on the stairs and upper landing.

The main floor offers a spacious living room and a large kitchen with a window overlooking the backyard—an ideal spot to keep an eye on the kids while preparing meals. The kitchen flows into a dining area with direct access to a private yard, making indoor-outdoor living and family barbecues a breeze.

Upstairs you'll find two comfortable bedrooms that fit queen beds and have plenty of natural light. A 4-piece bathroom completes the upper level. Enjoy the new carpet in the hallway and stairs for a fresh, cozy feel. The unfinished basement has your washer and dryer and is full of potential for future development, whether you need a rec room, home office, or play space.

Pet friendly (with board approval) and perfectly located close to Fish Creek Park, shopping, schools, and with quick access to Deerfoot and Stoney Trail, this home is an affordable and smart choice with room to grow!



Built in 1977

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2252862      |
| Price          | \$320,000     |
| Bedrooms       | 2             |
| Bathrooms      | 1.00          |
| Full Baths     | 1             |
| Square Footage | 805           |
| Acres          | 0.00          |
| Year Built     | 1977          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 66, 123 Queensland Drive Se |
| Subdivision | Queensland                  |
| City        | Calgary                     |
| County      | Calgary                     |
| Province    | Alberta                     |
| Postal Code | T2J 5J4                     |

**Amenities**

|                |       |
|----------------|-------|
| Amenities      | None  |
| Parking Spaces | 1     |
| Parking        | Stall |

**Interior**

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | Laminate Counters, No Animal Home, No Smoking Home                        |
| Appliances        | Dryer, Electric Stove, Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                |
| Cooling           | Central Air                                                               |
| Has Basement      | Yes                                                                       |
| Basement          | Full, Unfinished                                                          |

**Exterior**

|                   |                                        |
|-------------------|----------------------------------------|
| Exterior Features | Private Yard                           |
| Lot Description   | Back Yard, Level, No Neighbours Behind |
| Roof              | Asphalt Shingle                        |
| Construction      | Stucco, Vinyl Siding, Wood Frame       |
| Foundation        | Poured Concrete                        |

### **Additional Information**

|                |                     |
|----------------|---------------------|
| Date Listed    | September 6th, 2025 |
| Days on Market | 3                   |
| Zoning         | M-C1 d75            |

### **Listing Details**

|                |                        |
|----------------|------------------------|
| Listing Office | Royal LePage Benchmark |
|----------------|------------------------|

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