

# **\$539,000 - 24 Macewan Meadow Link Nw, Calgary**

MLS® #A2205637

## **\$539,000**

3 Bedroom, 1.00 Bathroom, 884 sqft

Residential on 0.09 Acres

MacEwan Glen, Calgary, Alberta

Welcome to 24 MacEwan Meadow Link NW, a charming bi-level home located on a quiet street in the desirable community of MacEwan Glen, Calgary. This beautifully updated 883 sq ft home features 2 bedrooms above grade, 1 fully renovated bathroom, and an additional bedroom in the fully developed walk-up basement, offering great flexibility for a home office, guest space, or growing family.

The home has been extensively updated with modern finishes, including a brand new Samsung stainless steel appliance package (fridge, stove, dishwasher, and range hood), new laminate countertops, a new sink, and faucet, and new light fixtures throughout. The bathroom has been entirely redone with a new vanity, tub surround, toilet, and fixtures. Enjoy the durability and sleek design of new laminate flooring throughout the main level.

Key mechanical updates include a newer furnace, hot water tank and a water filtration system, providing peace of mind for years to come. The front-load washer and dryer are also in excellent working condition, offering convenience and efficiency.

The oversized double garage is fully insulated, with a new garage door and motor. The home also boasts all-new windows and doors (installed in 2010), enhancing energy efficiency and comfort.

Situated close to schools, parks, and walking paths, this home offers the perfect balance of tranquility and convenience. Don't miss the opportunity to own this move-in-ready



home!

Built in 1986

### Essential Information

MLS® #	A2205637
Price	\$539,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	884
Acres	0.09
Year Built	1986
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	24 Macewan Meadow Link Nw
Subdivision	MacEwan Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 3H4

### Amenities

Utilities	Cable Internet Access, Cable Available, Electricity Connected, High Speed Internet Available, Natural Gas Connected, Phone Available, Water Connected
Parking Spaces	2
Parking	Double Garage Detached, Garage Faces Rear, Alley Access, Insulated, Oversized
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Separate Entrance, Laminate Counters
Appliances	Dishwasher, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings

Heating	Forced Air, Natural Gas, Fireplace(s)
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning, Brick Facing
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Lighting, Private Yard
Lot Description	Back Lane, Back Yard, City Lot, Front Yard, Landscaped, Lawn, Level, Private, Rectangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Wood

## Additional Information

Date Listed	March 28th, 2025
Days on Market	79
Zoning	R-CG

## Listing Details

Listing Office	RE/MAX Real Estate (Mountain View)
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