$615,000 - 75 Beaconsfield Rise Nw, Calgary

MLS® #A2212589

$615,000
3 Bedroom, 3.00 Bathroom, 1,162 sqft
Residential on 0.12 Acres

Beddington Heights, Calgary, Alberta

Welcome to this beautiful 4-level split home offering over 2000 sq ft of total living space in the highly sought-after and well-established community of Beddington Heights. Featuring 3 bedrooms and 3 full bathrooms, this home is the perfect blend of functionality and charmâ€”ideal for families or anyone looking for a spacious yet inviting layout. The main level welcomes you with a bright and open floor plan, perfect for everyday living and entertaining. The kitchen boasts stainless steel appliances, including a gas range, and opens seamlessly to both the living and dining areas, making mealtime and gatherings a breeze. With four well-designed levels, this home offers multiple living spaces to suit your lifestyle, providing both privacy and versatility. Upstairs, the primary suite features a 3-piece ensuite, while two additional bedrooms and a 4-piece bathroom complete the upper floor. The lower level offers an open recreation room, ideal for a games or media area, centered around a beautiful stone-encased fireplace. A separate entrance leads to a flex room, perfect for a home office or guest space. The basement offers even more living or storage potential, with space that can easily serve as an additional rec room. The utility room includes a workshop area and plenty of extra storage. Outdoors, youâ€™ll find an oversized deck, perfect for summer BBQs or quiet morning coffee, a front driveway, an oversized detached garage, and dedicated RV parkingâ€”offering abundant storage and

parking for all your needs. Situated in a mature and friendly neighbourhood, youâ€™re just minutes from parks, playgrounds, schools, shopping, and the expansive walking paths of Nose Hill Parkâ€”an ideal setting for outdoor enthusiasts and nature lovers alike. Recent upgrades include a newer furnace and central air conditioner (2019) which are regularly maintained and a newer roof (2019). Donâ€™t miss your chance to own this incredible property that combines versatile living, exceptional storage options, and a prime location in Beddington Heights!

Built in 1980

Essential Information

MLS® #	A2212589
Price	$615,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,162
Acres	0.12
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	75 Beaconsfield Rise Nw
Subdivision	Beddington Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 1X3

Amenities

Parking Spaces	6

Parking	Additional Parking, Alley Access, Double Garage Detached, Driveway, Insulated, Oversized, Parking Pad, RV Access/Parking, Garage Faces Rear
# of Garages	3

Interior

Interior Features	Separate Entrance, Storage
Appliances	Central Air Conditioner, Dishwasher, Gas Stove, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Gas, Stone
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Storage
Lot Description	Back Lane, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Brick, Wood Frame, Wood Siding
Foundation	Poured Concrete

Additional Information

Date Listed	April 17th, 2025
Days on Market	14
Zoning	R-CG

Listing Details

Listing Office	Real Estate Professionals Inc.

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