

# \$700,000 - 397 Point McKay Gardens Nw, Calgary

MLS® #A2225151

**\$700,000**

3 Bedroom, 3.00 Bathroom, 1,522 sqft

Residential on 0.00 Acres

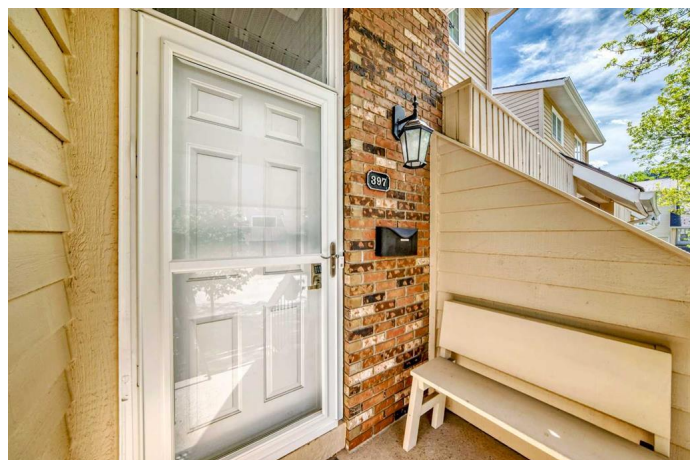
Point McKay, Calgary, Alberta

Welcome to 397 Point McKay Gardens NW  
â€” a fully renovated, move-in ready  
townhome in one of Calgaryâ€™s most  
beloved inner-city communities.

Inside, a bright entryway sets the tone for this warm and airy home. The cozy family room is filled with natural light from large windows and opens directly onto an elevated balcony, perfect for relaxing among the trees. A gas fireplace adds warmth and ambiance, making this space as inviting as it is stylish. The kitchen is clean, bright, and beautifully upgraded, featuring stainless steel appliances, a central island, breakfast bar, and sleek, durable countertops that complement the modern aesthetic. The adjacent dining area is ideal for entertaining, and a designer powder room makes a bold statement with unique wallpaper and ornate gold fixtures.

Upstairs, you'll find three bedrooms, including a spacious primary suite that has been reimagined with a walkthrough closet and a stunning renovated ensuite, complete with a luxury tiled shower. The main 4-piece bathroom has also been tastefully updated.

The finished basement offers even more versatility, including a standout feature: a secret bookcase door that opens to a hidden bonus roomâ€”complete with an extra fridge and endless potential as a home bar, games room, or creative retreat. A heated,



single-attached garage adds year-round comfort.

This home is ideally located just steps to the Bow River Pathway, tennis courts, Riverside Club, and local gems like LICS Ice Cream and Lazy Loaf & Kettle. With quick access to downtown, Foothills Hospital, and the mountains, this is a rare opportunity to own a truly unique and thoughtfully updated home in sought-after Point McKay.

See this one today—there’s nothing else like it.

Built in 1978

**Essential Information**

|                |               |
|----------------|---------------|
| MLS® #         | A2225151      |
| Price          | \$700,000     |
| Bedrooms       | 3             |
| Bathrooms      | 3.00          |
| Full Baths     | 2             |
| Half Baths     | 1             |
| Square Footage | 1,522         |
| Acres          | 0.00          |
| Year Built     | 1978          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

**Community Information**

|             |                            |
|-------------|----------------------------|
| Address     | 397 Point Mckay Gardens Nw |
| Subdivision | Point McKay                |
| City        | Calgary                    |
| County      | Calgary                    |
| Province    | Alberta                    |
| Postal Code | T3B 5C1                    |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | None                   |
| Parking Spaces | 2                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

Interior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Kitchen Island, Open Floorplan                                 |
| Appliances        | Dishwasher, Dryer, Electric Stove, Range Hood, Fan, Refrigerator, Washer, W/D |
| Heating           | Forced Air, Natural Gas                                                       |
| Cooling           | None                                                                          |
| Fireplace         | Yes                                                                           |
| # of Fireplaces   | 1                                                                             |
| Fireplaces        | Gas, Living Room                                                              |
| Has Basement      | Yes                                                                           |
| Basement          | Finished, Partial                                                             |

Exterior

|                   |                              |
|-------------------|------------------------------|
| Exterior Features | Balcony                      |
| Lot Description   | Backs on to Park/Green Space |
| Roof              | Rubber                       |
| Construction      | Brick, Wood Frame            |
| Foundation        | Poured Concrete              |

Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 29th, 2025 |
| Days on Market | 17             |
| Zoning         | M-CG d44       |

Listing Details

|                |             |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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