# \$649,900 - 261 Douglas Ridge Circle Se, Calgary

MLS® #A2218385

## \$649,900

3 Bedroom, 4.00 Bathroom, 1,932 sqft Residential on 0.10 Acres

Douglasdale/Glen, Calgary, Alberta

Pride of ownership shines throughout this beautifully maintained and freshly painted 1931 sq ft two-storey home, nestled on a quiet close in the highly sought-after community of Douglasdale. Featuring 3 bedrooms, 3.5 baths, central A/C, and a fully developed basement, this home is freshly painted and move-in ready. Step into an inviting main floor with rich hardwood flooring and a flexible front room that can be used as a formal dining area or a home office. The updated kitchen boasts matching cabinetry and granite countertops with a brand new refrigerator and flows seamlessly into the cozy family room with a gas fireplace. A 2-piece powder room and laundry area with a new washer and dryer, just a few steps down - complete the main level. Upstairs, you'II find a spacious bonus room, a luxurious primary retreat with a 5-piece en-suite featuring a jetted tub, a second bedroom, and a full bathroom. The fully finished basement adds even more living space with a large rec room complete with a built-in wet bar, a third bedroom, and a 4-piece bathroom with a jetted tub and heated floors. Enjoy your own private backyard, complete with low-maintenancee landscapingâ€"perfect for relaxing or entertaining. This home truly checks all the boxesâ€"don't miss your chance to own a gem in Douglasdale! Book your private showing today!







Built in 1998

## **Essential Information**

MLS® # A2218385 Price \$649,900

Bedrooms 3
Bathrooms 4.00
Full Baths 3
Half Baths 1

Square Footage 1,932 Acres 0.10 Year Built 1998

Type Residential
Sub-Type Detached
Style 2 Storey
Status Active

# **Community Information**

Address 261 Douglas Ridge Circle Se

Subdivision Douglasdale/Glen

City Calgary
County Calgary
Province Alberta
Postal Code T2Z 3H5

#### **Amenities**

Parking Spaces 4

Parking Double Garage Attached

# of Garages 2

#### Interior

Interior Features Built-in Features, French Door, Jetted Tub, Kitchen Island, No Smoking

Home, Open Floorplan, Soaking Tub, Storage, Vaulted Ceiling(s), Wet

Bar

Appliances Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave,

Microwave Hood Fan, Refrigerator, Washer, Window Coverings

Heating Forced Air Cooling Central Air

Fireplace Yes # of Fireplaces 1

Fireplaces Electric, Gas

Has Basement Yes

Basement Finished, Full

## **Exterior**

Exterior Features Garden, Private Yard

Lot Description Back Yard, Landscaped, Low Maintenance Landscape, No Neighbours

**Behind** 

Roof Asphalt Shingle

Construction Stone, Vinyl Siding, Wood Frame

Foundation Poured Concrete

## **Additional Information**

Date Listed May 9th, 2025

Days on Market 1

Zoning R-CG

# **Listing Details**

Listing Office Charles

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