

# \$524,000 - 160 Edgedale Way Nw, Calgary

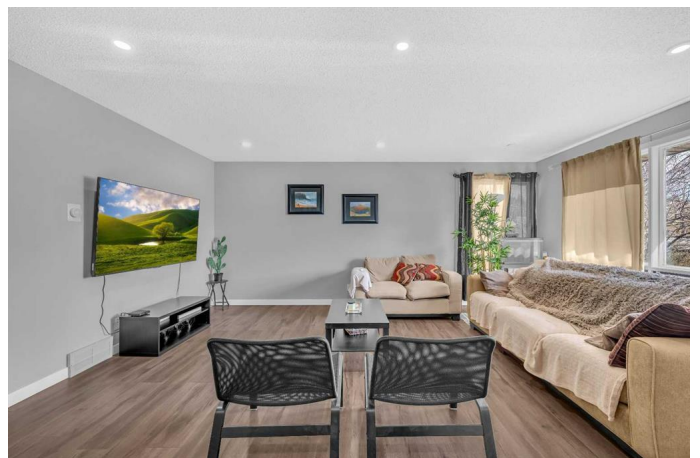
MLS® #A2210187

**\$524,000**

5 Bedroom, 4.00 Bathroom, 1,893 sqft  
Residential on 0.06 Acres

Edgemont, Calgary, Alberta

Don't miss this Great opportunity!  
Welcome to this charming 2 Storey Duplex located in the beautiful Edgemont community! This home offers 5 Large size bedrooms and 3.5 baths with 2,767.66sq. ft. of Total living space. Upon entering you'll be greeted by a Spacious Living room, Luxury vinyl floors and wood-burning fireplace, lot of windows that let in plenty of natural sun lights. The Kitchen is well-equipped with stainless steel appliances. An eating bar and good size pantry, laundry located on the main floor, and a spacious Dining room. A Glass sliding door provides access to the Deck and private Backyard. while a half bath completes the main level. Upstairs you'll find three bedrooms, including a Huge Primary Bedroom with a spacious closet, 3pc Ensuite and The additional two Bedrooms are generously sized. Accompanied by a full 4 pc Bath. The Basement suite is fully developed (Illegal suite) with separate side entrance, 2 huge size bed rooms with walk in closet, full bath, Rec room, kitchen Cabinets, separate laundry room and everything is ready for your mortgage helper. Relax and enjoy BBQ on the deck and a back lane also access to your private parking space. At the back and along with street parking for guests. This home is conveniently located near schools, steps away from the bus stops, fitness centers, Edgemont Athletic, parks, shopping, restaurants, and various Amenities. Take advantage of nearby Nose Hill Park, with its wildflowers and hiking trails.



Built in 1979

## Essential Information

MLS® #	A2210187
Price	\$524,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,893
Acres	0.06
Year Built	1979
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

## Community Information

Address	160 Edgedale Way Nw
Subdivision	Edgemont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 2P9

## Amenities

Parking Spaces	2
Parking	Off Street, Parking Pad

## Interior

Interior Features	Ceiling Fan(s), Quartz Counters
Appliances	Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes

Basement Finished, Full

## Exterior

Exterior Features Private Yard

Lot Description Back Lane, Back Yard, Front Yard, Lawn, Rectangular Lot, Sloped Down

Roof Asphalt Shingle

Construction Brick, Concrete, Asphalt

Foundation Poured Concrete

## Additional Information

Date Listed April 12th, 2025

Days on Market 3

Zoning R-CG

## Listing Details

Listing Office SkaiRise Realty

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