

# \$899,000 - 721 52 Avenue Sw, Calgary

MLS® #A2232793

**\$899,000**

3 Bedroom, 3.00 Bathroom, 1,718 sqft

Residential on 0.07 Acres

Windsor Park, Calgary, Alberta

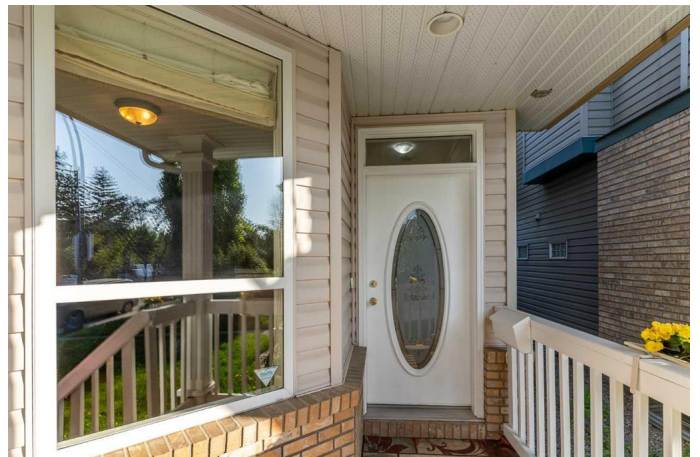
Welcome to an absolutely stunning two-storey home by John Haddon Design, located in the highly desirable community of Windsor Park.

This beautifully updated property features 9-foot ceilings throughout the main level, creating a bright and airy living space. The kitchen was refreshed in 2024 with elegant new cabinetry, a modern stainless steel refrigerator. Gas stove, and a spacious island—perfect for cooking and entertaining!

Upstairs, you'll find three generous sized bedrooms, each with its own walk-in closet, and a convenient upper-level laundry room. The fully finished basement includes a family room with a cozy gas fireplace, as well as a dedicated storage room that can easily be converted into a fourth bedroom with an ensuite bathroom.

Additional main level upgrades include, renovated parquet flooring (pink oak), granite countertops, a new backsplash, and fresh paint. There is also a newer roof (2019). Enjoy outdoor living on the large south-facing deck, which has been freshly painted - ideal for summer gatherings. Front porch was also freshly painted.

Located just steps from Britannia Shopping Centre, Sunterra Market, Chinook Centre, and other amenities. For dog lovers, there's a nearby off-leash dog park perfect for your furry



friends. Close to Elboya School (gr 4-9), which is English and French Immersion.

This home truly has it all—style, comfort, and an unbeatable location. Don't miss this incredible opportunity!

Built in 1998

### Essential Information

MLS® #	A2232793
Price	\$899,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,718
Acres	0.07
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	721 52 Avenue Sw
Subdivision	Windsor Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V0B6

### Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### Interior

Interior Features	Granite Counters, High Ceilings, No Smoking Home, Pantry
Appliances	Dishwasher, Dryer, Garage Control(s), Range Hood, Refrigerator,

	Washer, Window Coverings, Gas Stove, Water Softener
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Basement, Gas, Living Room
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	June 20th, 2025
Days on Market	88
Zoning	R-CG

## Listing Details

Listing Office	RE/MAX First
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