$400,000 - 39, 11333 30 Street Sw, Calgary

MLS® #A2255171

$400,000
2 Bedroom, 2.00 Bathroom, 1,125 sqft
Residential on 0.00 Acres

Cedarbrae, Calgary, Alberta

Nestled in the heart of Cedargate Village, this unique detached 2 storey home blends the convenience of condo living with detached home ownership. This spacious 2 storey, 1100sqft, 2 bed, 1.5 bath home is situated in the beautiful and established, family-oriented community of Cedarbrae. With vaulted ceilings, brick facing gas assisted wood burning fireplace, private/fully fenced back yard (that is maintained by the condo association), and NO common walls. The full 559sqft basement is partially finished with the POTENTIAL of an additional 3rd bedroom and full bathroom. Your parking stall is located right outside your front door with additional street parking for guests/visitors. Recent upgrades include new 2021 hot water tank.
Literally just steps to Cedarbrae elementary and St. Cyril elementary school, greenspaces, parks/playgrounds, bike/walking paths, cafes/restaurants, retail shopping, Costco, CO-OP, Fish Creek Park, Glenmore Reservoir, Southland Leisure Centre, Transit and major throughways for easy access around town or for those mountain escapes. This home and location really do have it all. Book your showing today!

Built in 1979

Essential Information

MLS® #	A2255171
Price	$400,000

Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,125
Acres	0.00
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	39, 11333 30 Street Sw
Subdivision	Cedarbrae
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 3Z6

Amenities

Amenities	Other, Snow Removal, Trash
Parking Spaces	1
Parking	Stall

Interior

Interior Features	Built-in Features, No Animal Home, No Smoking Home, Vaulted Ceiling(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, Gas, Living Room, Mixed, Wood Burning
Has Basement	Yes
Basement	Full, Partially Finished

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 12th, 2025
Days on Market	3
Zoning	M-CG d44

Listing Details

Listing Office	CIR Realty

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