

# \$900,000 - 3419 Kerry Park Road Sw, Calgary

MLS® #A2214819

**\$900,000**

3 Bedroom, 2.00 Bathroom, 996 sqft  
Residential on 0.14 Acres

Killarney/Glengarry, Calgary, Alberta

Open House Sat 1-4:00 pm      **ATTENTION BUILDERS, DEVELOPERS & INVESTORS!!**  
Welcome to this charming bungalow sitting on a 50 x 120 lot on a lovely street with INFILLS and LUXURY homes offering an unbeatable Killarney location facing a small green space. With a practical layout encompassing 995 sq ft, the main level offers **HARDWOOD THROUGHOUT**. A living/dining area with a large picture window and patio door allowing an abundance of **NATURAL LIGHT**. Enjoy peaceful views of the **EXPANSIVE** backyard from the kitchen window. The main floor features two **LARGE** bedrooms and a 4-piece bathroom. The lower level **OFFERS** a large rec room with patio doors, **BIG 4th** bedroom, 2 pc bathroom with room to add a shower and partially finished kitchen area with an entrance. The **WEST FACING** backyard is great for relaxing or gardening. Double detached garage. Great property to rent out and plan for future developments. **LOCATION IS KEY**, and this property does not disappoint. Close to elementary schools (Catholic & regular), high school, Mt Royal University, shopping, quick access to Stoney.

Built in 1953

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | A2214819  |
| Price  | \$900,000 |



|                |             |
|----------------|-------------|
| Bedrooms       | 3           |
| Bathrooms      | 2.00        |
| Full Baths     | 1           |
| Half Baths     | 1           |
| Square Footage | 996         |
| Acres          | 0.14        |
| Year Built     | 1953        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 3419 Kerry Park Road Sw |
| Subdivision | Killarney/Glengarry     |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T3E 4S5                 |

### Amenities

|                |                               |
|----------------|-------------------------------|
| Parking Spaces | 4                             |
| Parking        | Double Garage Detached, Stall |
| # of Garages   | 2                             |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | No Smoking Home                                                           |
| Appliances        | Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                |
| Cooling           | None                                                                      |
| Has Basement      | Yes                                                                       |
| Basement          | Exterior Entry, Finished, Full, Walk-Up To Grade                          |

### Exterior

|                   |                                           |
|-------------------|-------------------------------------------|
| Exterior Features | Garden                                    |
| Lot Description   | Back Lane, Back Yard, Interior Lot, Level |
| Roof              | Asphalt Shingle                           |
| Construction      | Stucco, Wood Frame, Wood Siding           |

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      April 25th, 2025  
Days on Market                5  
Zoning                              DC

**Listing Details**

Listing Office                    eXp Realty

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