

\$509,900 - 170 Glamis Terrace Sw, Calgary

MLS® #A2234879

\$509,900

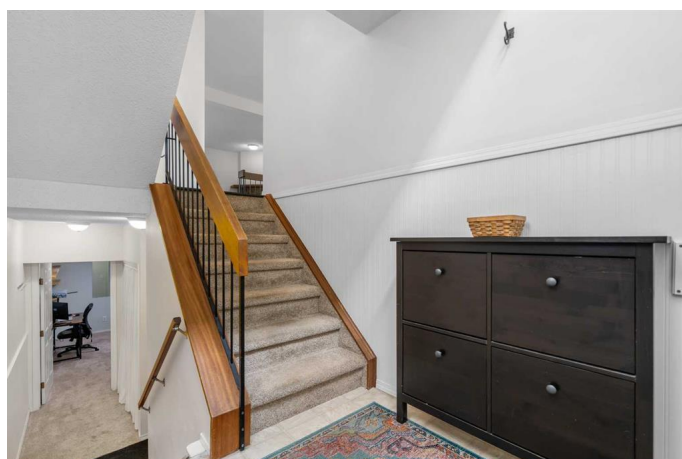
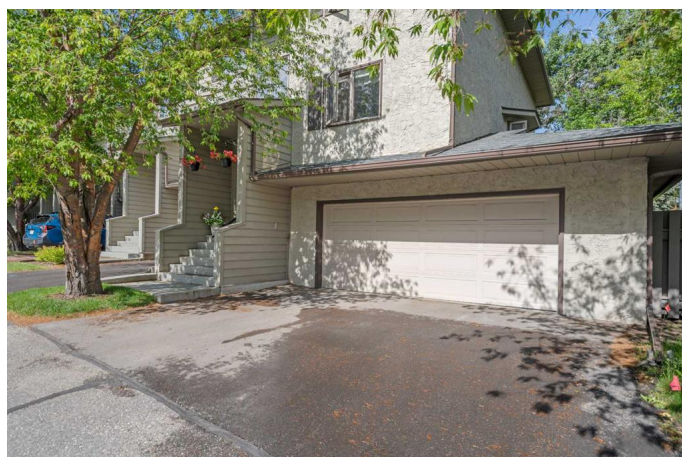
3 Bedroom, 3.00 Bathroom, 1,557 sqft

Residential on 0.00 Acres

Glamorgan, Calgary, Alberta

**** OPEN HOUSE SUNDAY, JUNE 29, 2-4 PM.**

**** Fabulous townhome in a fantastic PET-FRIENDLY COMPLEX, nestled amongst mature trees and just waiting for you to call it home! This is as good it gets: END UNIT, oversized DOUBLE GARAGE, private FENCED BACK YARD surrounded by towering mature trees. WOW!! Inside, this home is fresh and bright and lovely! Welcoming and spacious front entry. Main floor features large, beautiful living area with corner stone WOOD-BURNING FIREPLACE (with gas lighter), patio doors to CHARMING BACK GARDEN AND PATIO, and extra ceiling height that lends the room a grand feeling. Dining room with gorgeous HARDWOOD FLOORS and sensational BAY WINDOW only possible because this is a sought-after end unit. Incredible, enormous eat-in kitchen with sparkling QUARTZ COUNTERTOPS, gleaming white subway tile backsplash and STAINLESS STEEL APPLIANCES. Lovely 2-piece powder room completes this floor. Upstairs, youâ€™ll find a glorious, spacious primary retreat with walk-through double closets to an updated 3-piece ensuite with OVERSIZED SHOWER. Check out the peak-a-boo MOUNTAIN VIEWS! Two more bedrooms upstairs with incredible TREETOP VIEWS and a fresh, updated main bathroom. On the lower level, yet another room ideal for an office, play room or hobby area, plus laundry area, storage and the utility room. Utility rooms arenâ€™t normally a highlight,**



but check this one out: newer high-efficiency furnace (2016), newer hot water tank (2021), new CENTRAL A/C (2024) and new electrical panel (2025). WHAT?!! Yes, all the unsexy mechanical stuff is done! Thinking you might need to sacrifice on your garage dreams in a townhouse? Not here! HUMUNGOUS OVERSIZED DOUBLE GARAGE with room for two cars, bikes, toys, storage and workspace. This home is situated in the best location in this well-managed complex, with magnificent trees, bike paths out your back gate, easy access to everywhere, and the best shopping in the city nearby. Yup, this place is PERFECT!

Built in 1982

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2234879 |
| Price | \$509,900 |
| Bedrooms | 3 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,557 |
| Acres | 0.00 |
| Year Built | 1982 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 4 Level Split |
| Status | Active |

Community Information

| | |
|-------------|-----------------------|
| Address | 170 Glamis Terrace Sw |
| Subdivision | Glamorgan |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3E 6V3 |

Amenities

| | |
|----------------|--|
| Amenities | Visitor Parking |
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Driveway, Front Drive, Garage Door Opener, Oversized |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Central Vacuum, No Smoking Home, Quartz Counters, Storage |
| Appliances | Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings |
| Heating | High Efficiency, Forced Air, Natural Gas |
| Cooling | Central Air |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas Starter, Living Room, Mantle, Stone, Wood Burning |
| Has Basement | Yes |
| Basement | Partial, Partially Finished |

Exterior

| | |
|-------------------|--|
| Exterior Features | Garden, Private Yard |
| Lot Description | Back Yard, Cul-De-Sac, Garden, Landscaped, Many Trees, No Neighbours Behind, Private |
| Roof | Asphalt Shingle |
| Construction | Stucco, Wood Frame, Wood Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|-------------|-----------------|
| Date Listed | June 27th, 2025 |
| Zoning | M-CG d35 |

Listing Details

| | |
|----------------|--------------------------------|
| Listing Office | Real Estate Professionals Inc. |
|----------------|--------------------------------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.