

\$1,649,500 - 5 Roselawn Crescent Nw, Calgary

MLS® #A2248096

\$1,649,500

4 Bedroom, 3.00 Bathroom, 2,070 sqft

Residential on 0.19 Acres

Rosemont, Calgary, Alberta

OPEN HOUSE THIS SATURDAY AND SUNDAY 12PM - 2PM. !!Welcome to Rosemont " where charm meets convenience in one of Calgary's most sought-after inner-city neighbourhoods. Perfectly positioned on a prime corner lot at Roselawn Crescent and Rosery Drive, this beautiful home is just steps from Confederation Park and minutes from the golf course. With a west-facing orientation and a sunny south backyard, you'll enjoy light-filled days and warm, golden evenings in every season.

Inside, you're greeted by 4 spacious bedrooms, including a main-floor room that easily doubles as a cozy home office or quiet study. The heart of the home is the open-concept main floor, where a bright and welcoming living room flows seamlessly into a chef-inspired kitchen featuring generous counter space, elegant tile inlay floors, and a premium 6-burner Viking gas range " perfect for creating memorable meals.

The primary suite is a true retreat, offering a spa-like ensuite designed for relaxation. Gather around the table in the spacious dining room or step through the French doors into your sun-soaked backyard, complete with a large deck that's perfect for summer barbecues and evening get-togethers.

The lower level is made for both fun and



comfort, with a second living/media room, an impressive bar, a spacious bedroom, a full bathroom, and a versatile flex space ideal for a gym, hobby area, or office. Polished concrete floors with in-floor heating keep everything warm and inviting all year long.

This home has been extensively updated for comfort, style, and peace of mind, including:

2020: New roof, furnace, air conditioning, boiler, hot water tank, and in-floor heating system

2021: New garage doors and openers
An attached two-car heated garage with extra workshop/storage space plus an extended driveway means you can comfortably park up to six vehicles. Whether you're hosting friends, working on a project, or simply relaxing at home, this Rosemont gem offers the space, warmth, and upgrades you've been looking for.

Built in 1960

Essential Information

MLS® #	A2248096
Price	\$1,649,500
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,070
Acres	0.19
Year Built	1960
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	5 Roselawn Crescent Nw
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Subdivision	Rosemont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2K 1L4

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Parking Pad, Aggregate
# of Garages	2

Interior

Interior Features	Bar, Bookcases, Built-in Features, Ceiling Fan(s), High Ceilings, Jetted Tub, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage, Vaulted Ceiling(s), Skylight(s)
Appliances	Dishwasher, Dryer, Garage Control(s), Range, Refrigerator, Washer, Window Coverings, Wine Refrigerator, Built-In Gas Range, Garburator
Heating	Boiler, Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Balcony, BBQ gas line
Lot Description	Back Lane, Back Yard, City Lot, Corner Lot, Fruit Trees/Shrub(s), Garden, Landscaped
Roof	Asphalt Shingle
Construction	Brick, Concrete, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	August 12th, 2025
Days on Market	4
Zoning	R-CG

Listing Details

Listing Office	Century 21 Bravo Realty
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