

# \$549,900 - 125 Bridleglen Manor Sw, Calgary

MLS® #A2248661

## \$549,900

3 Bedroom, 3.00 Bathroom, 1,301 sqft

Residential on 0.07 Acres

Bridlewood, Calgary, Alberta

1900 Square feet of developed living space on three levels. 3 Bathroom, 3 bedroom Home, with Upgraded laminate flooring on the main, large open living/dining room with a gas fireplace,. Massive eat in kitchen with moveable island for prepping food,. Plenty of storage for a growing family. Master bedroom is LARGE, two other bedrooms are generous in size. Completely finished basement, developed with a three piece bath, with walk in shower and laundry room. New roof in 2021. Yard is fully fenced, private and has a ground level deck, accessible from the sliding glass doors off the kitchen. The oversized double detached garage is off a paved back lane. This property is within walking distance of Major grocery stores, Shoppers Drug Mart, Schools, parks and major transportation routes. On a quiet street with local traffic. Quick possession available. Come and make this your new Home. Priced less than most Townhomes in the South West.

Built in 2000

## Essential Information

|            |           |
|------------|-----------|
| MLS® #     | A2248661  |
| Price      | \$549,900 |
| Bedrooms   | 3         |
| Bathrooms  | 3.00      |
| Full Baths | 2         |
| Half Baths | 1         |



|                |             |
|----------------|-------------|
| Square Footage | 1,301       |
| Acres          | 0.07        |
| Year Built     | 2000        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 125 Bridleglen Manor Sw |
| Subdivision | Bridlewood              |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2Y 3X1                 |

### Amenities

|                |                        |
|----------------|------------------------|
| Parking Spaces | 2                      |
| Parking        | Double Garage Detached |
| # of Garages   | 2                      |

### Interior

|                   |                                                                                                          |
|-------------------|----------------------------------------------------------------------------------------------------------|
| Interior Features | Ceiling Fan(s)                                                                                           |
| Appliances        | Dishwasher, Dryer, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air                                                                                               |
| Cooling           | None                                                                                                     |
| Fireplace         | Yes                                                                                                      |
| # of Fireplaces   | 1                                                                                                        |
| Fireplaces        | Gas                                                                                                      |
| Has Basement      | Yes                                                                                                      |
| Basement          | Finished, Full                                                                                           |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Rectangular Lot |
| Roof              | Asphalt Shingle |
| Construction      | Wood Frame      |
| Foundation        | Poured Concrete |

## Additional Information

|                |                   |
|----------------|-------------------|
| Date Listed    | August 17th, 2025 |
| Days on Market | 3                 |
| Zoning         | R-G               |

## Listing Details

|                |                          |
|----------------|--------------------------|
| Listing Office | Unison Realty Group Ltd. |
|----------------|--------------------------|

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