

\$474,750 - 17 Kingsland Court Sw, Calgary

MLS® #A2262655

\$474,750

3 Bedroom, 3.00 Bathroom, 1,506 sqft

Residential on 0.00 Acres

Kingsland, Calgary, Alberta

Welcome to 17 Kingsland Court SW â€“
Bright, Spacious & Ideally Located!

This beautifully maintained end-unit townhouse offers the perfect blend of comfort, style, and convenience. Featuring soaring ceilings, a cozy corner fireplace, and rich laminate flooring, the sun-filled living room opens directly onto a private back deckâ€”ideal for relaxing or entertaining.

The spacious kitchen is equipped with stainless steel appliances, generous counter space, and a sunny eat-in dining area. Upstairs, you'll find three well-sized bedrooms and a full bathroom, including a luxurious primary suite with a walk-in closet and a private 3-piece ensuite.

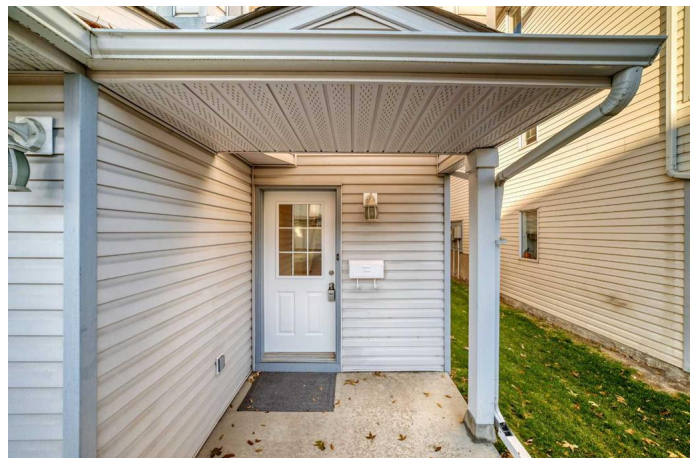
Additional highlights include:

Single attached garage

East/west exposure for morning light in the kitchen and evening sun on the deck

Partial basement for added storage or future development

Located in the heart of Kingsland, this home is close to grocery stores, C-Train, transit, restaurants, pubs, Chinook Centre, and schools. Plus, enjoy a quick 15-minute commute to downtown Calgary!



Whether you're a first-time buyer, downsizing, or investing, this property checks all the boxes. Don't miss your chance to call it home!

Built in 1993

Essential Information

MLS® #	A2262655
Price	\$474,750
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,506
Acres	0.00
Year Built	1993
Type	Residential
Sub-Type	Row/Townhouse
Style	4 Level Split
Status	Active

Community Information

Address	17 Kingsland Court Sw
Subdivision	Kingsland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2V 0S2

Amenities

Amenities	Visitor Parking, Parking
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

Interior

Interior Features	Ceiling Fan(s), High Ceilings, Laminate Counters, No Smoking Home, Storage, Track Lighting
-------------------	--

Appliances	Dishwasher, Electric Stove, Refrigerator
Heating	Central, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room
Has Basement	Yes
Basement	Partial, Unfinished

Exterior

Exterior Features	Balcony, Rain Gutters
Lot Description	Cul-De-Sac, Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	October 16th, 2025
Days on Market	4
Zoning	M-CG d44

Listing Details

Listing Office	RE/MAX House of Real Estate
----------------	-----------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® 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.