

# \$699,900 - 2416 Palliser Drive Sw, Calgary

MLS® #A2265175

**\$699,900**

5 Bedroom, 3.00 Bathroom, 1,285 sqft  
Residential on 0.19 Acres

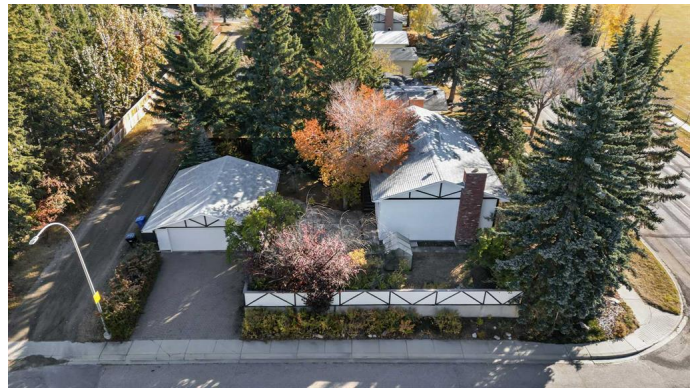
Palliser, Calgary, Alberta

Nestled in a prime location fronting green-space, this spacious 5-bedroom 3-full bath home is well built and solid, where the builder was the original owner!! Featuring 1285 sq ft above grade and fully finished with a total of 2433 sq ft of developed living space. Situated on a massive 75 ft x 110 ft corner lot with large concrete patio, greenhouse and mature trees & shrubs for privacy. Oversized 25 ft x 23 ft double garage with long driveway for extra parking & separate RV parking behind the garage if required. Well maintained and super clean with new roof completed in 2009 and brand-new dishwasher. Excellent location close to South Glenmore Park, Glenmore Reservoir, Rockyview General Hospital and a short 3-minute walk to Nellie McClung Elementary School or a 4-minute drive to John Ware Junior High school. This is an exceptional opportunity for a perfect family home!! Don't miss out and come make it your own!!

Built in 1970

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | A2265175  |
| Price          | \$699,900 |
| Bedrooms       | 5         |
| Bathrooms      | 3.00      |
| Full Baths     | 3         |
| Square Footage | 1,285     |



|            |             |
|------------|-------------|
| Acres      | 0.19        |
| Year Built | 1970        |
| Type       | Residential |
| Sub-Type   | Detached    |
| Style      | Bi-Level    |
| Status     | Active      |

### **Community Information**

|             |                        |
|-------------|------------------------|
| Address     | 2416 Palliser Drive Sw |
| Subdivision | Palliser               |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T2V3S7                 |

### **Amenities**

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

### **Interior**

|                   |                                                            |
|-------------------|------------------------------------------------------------|
| Interior Features | No Animal Home, No Smoking Home                            |
| Appliances        | Dishwasher, Electric Stove, Refrigerator, Window Coverings |
| Heating           | Forced Air                                                 |
| Cooling           | None                                                       |
| Fireplace         | Yes                                                        |
| # of Fireplaces   | 1                                                          |
| Fireplaces        | Basement, Brick Facing, Wood Burning                       |
| Has Basement      | Yes                                                        |
| Basement          | Finished, Full                                             |

### **Exterior**

|                   |                                                                                |
|-------------------|--------------------------------------------------------------------------------|
| Exterior Features | Private Yard                                                                   |
| Lot Description   | Back Lane, Back Yard, Corner Lot, Fruit Trees/Shrub(s), Landscaped, Many Trees |
| Roof              | Asphalt Shingle                                                                |
| Construction      | Brick, Stucco                                                                  |
| Foundation        | Poured Concrete                                                                |

### **Additional Information**

|             |                    |
|-------------|--------------------|
| Date Listed | October 16th, 2025 |
| Zoning      | R-CG               |

## **Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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