$622,500 - 11204 Braeside Drive Sw, Calgary

MLS® #A2214009

$622,500
3 Bedroom, 2.00 Bathroom, 1,155 sqft
Residential on 0.14 Acres

Braeside., Calgary, Alberta

Nestled in the sought-after community of Braeside, this well-maintained 3 level split, offers approximately 1500 square feet of developed living space. It's conveniently close to parks, schools, shopping and a hop, skip and a jump away from many major roadways, making commuting a breeze! As you enter, you are greeted by a free flowing living room and dining room layout, allowing for those special family gatherings. Enjoy those cold winter nights snuggled up with your upgraded fireplace. The open concept kitchen makes cooking easy and enjoyable with plenty of cabinet and counter space! This home boasts beautiful hardwood throughout the main and upper level. Venture upstairs to your tasteful 5 piece bathroom, spacious primary bedroom, 2 piece en-suite and 2 additional bedrooms. Your lower level is a perfect spot for a playroom for the kids or a cozy media room, this space is awaiting your creativity! Your gorgeous south-facing backyard is complete with 2 decks and screams privacy! This home has MANY upgrades: newer windows, electrical panel (~10 years), refrigerator (2023), bathrooms (~2016), fireplace (2021), humidifier (~2023), newer paint, and new garage door (2019).

Built in 1971

Essential Information

MLS® #	A2214009

Price	$622,500
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,155
Acres	0.14
Year Built	1971
Type	Residential
Sub-Type	Detached
Style	3 Level Split
Status	Active

Community Information

Address	11204 Braeside Drive Sw
Subdivision	Braeside.
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W1R4

Amenities

Parking Spaces	2
Parking	Double Garage Detached, Off Street
# of Garages	2

Interior

Interior Features	Central Vacuum, Kitchen Island, Laminate Counters, No Animal Home, No Smoking Home, Storage, Vinyl Windows
Appliances	Dishwasher, Dryer, Freezer, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full, Crawl Space

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Corner Lot, Private, Sloped
Roof	Asphalt Shingle
Construction	Brick, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	April 24th, 2025
Days on Market	7
Zoning	R-CG

Listing Details

Listing Office	Real Estate Professionals Inc.

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