

\$740,000 - 63 La Valencia Gardens Ne, Calgary

MLS® #A2222080

\$740,000

5 Bedroom, 4.00 Bathroom, 2,345 sqft

Residential on 0.10 Acres

Monterey Park, Calgary, Alberta

OPEN HOUSE SUNDAY August 24 2025
FROM 2:30pm TO 4:30pm. Rare find
exceptional nice 2 story home with 5
BEDROOMS on upper level. Master bedroom
has 5pc ensuite bath with jetted tub, separate
standing shower and walk-in closet with mirror
door. Parquet flooring in living, dining rooms
and master bedroom. Laminate flooring
throughout the main floor and the 2nd floor
except the stairway (with carpet). Huge family
room with bookshelves and French door
leading to the deck. Nice balcony off the
master bedroom on upper floor. Basement
fully developed with illegal suite (kitchen),
spacious recreation room, 3pc bathroom,
storage room and den (just like a bedroom
with a window but with no closet). The Poly B
pipes of the entire house were replaced by the
white PEX pipes. The fully fenced back yard is
completed with a good sized deck, ideal for
relaxing, entertaining and summer gatherings.
Water heater tank just got replaced by a brand
new one on May 17 2025. Close to school.

Built in 1989

Essential Information

MLS® #	A2222080
Price	\$740,000
Bedrooms	5
Bathrooms	4.00
Full Baths	3



Half Baths	1
Square Footage	2,345
Acres	0.10
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	63 La Valencia Gardens Ne
Subdivision	Monterey Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y 6P5

Amenities

Parking Spaces	2
Parking	Double Garage Attached, Garage Faces Front, Off Street, Concrete Driveway, Front Drive, Garage Door Opener
# of Garages	2

Interior

Interior Features	Jetted Tub, No Animal Home, No Smoking Home
Appliances	Built-In Oven, Dishwasher, Dryer, Refrigerator, Washer, Electric Cooktop
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Wood Burning
Has Basement	Yes
Basement	Finished, Full, Suite

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Front Yard, Back Lane, Rectangular Lot
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed May 16th, 2025
Days on Market 100
Zoning R-CG

Listing Details

Listing Office MaxWell Capital Realty

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