

# \$414,900 - 284 Elgin Gardens Se, Calgary

MLS® #A2243376

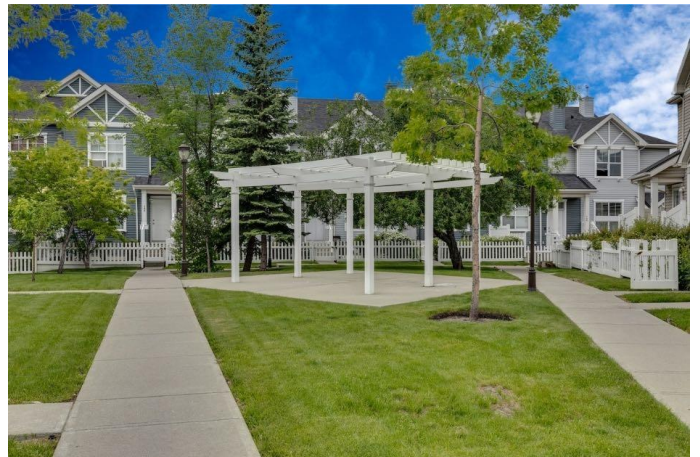
**\$414,900**

3 Bedroom, 2.00 Bathroom, 1,102 sqft

Residential on 0.00 Acres

McKenzie Towne, Calgary, Alberta

Welcome to this thoughtfully updated townhome in the heart of McKenzie Towne. From the moment you arrive, the white picket fence and charming front porch offer great curb appeal and a welcoming first impression. Inside, the main level has been refreshed with stylish new vinyl plank flooring, and the upper level features brand new carpet throughout. The open-concept floor plan is both functional and inviting, with a spacious living room, central kitchen with island, and a dining area that opens onto a private balcony—perfect for summer evenings. The kitchen has been upgraded with practical and stylish touches, including a spice pullout, corner lazy Susan, door-mounted garbage pullout, new cabinet doors with soft-close hinges, and decorative hardware. A full repaint throughout the home brings a fresh, modern feel. Upstairs, you’ll find three bedrooms, a generous landing with storage, and a 4-piece bathroom. The basement includes access to the double garage and the utility room—ideal for winter convenience and extra storage. Set in the vibrant and well-established community of McKenzie Towne, this home offers access to scenic parks, walking paths, schools, and a wide variety of shops and restaurants all within minutes. Known for its family-friendly atmosphere and classic small-town charm, McKenzie Towne is a place where neighbours know each other and community pride runs deep.



Built in 2005

## Essential Information

|                |               |
|----------------|---------------|
| MLS® #         | A2243376      |
| Price          | \$414,900     |
| Bedrooms       | 3             |
| Bathrooms      | 2.00          |
| Full Baths     | 1             |
| Half Baths     | 1             |
| Square Footage | 1,102         |
| Acres          | 0.00          |
| Year Built     | 2005          |
| Type           | Residential   |
| Sub-Type       | Row/Townhouse |
| Style          | 2 Storey      |
| Status         | Active        |

## Community Information

|             |                      |
|-------------|----------------------|
| Address     | 284 Elgin Gardens Se |
| Subdivision | McKenzie Towne       |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2Z 4T7              |

## Amenities

|                |                                           |
|----------------|-------------------------------------------|
| Amenities      | Snow Removal                              |
| Parking Spaces | 2                                         |
| Parking        | Double Garage Attached, Garage Faces Rear |
| # of Garages   | 2                                         |

## Interior

|                   |                                                                                                   |
|-------------------|---------------------------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan                                                                    |
| Appliances        | Dishwasher, Dryer, Garage Control(s), Microwave, Refrigerator, Stove(s), Washer, Window Coverings |
| Heating           | Forced Air                                                                                        |
| Cooling           | None                                                                                              |
| Has Basement      | Yes                                                                                               |
| Basement          | Full, Partially Finished                                                                          |

**Exterior**

|                   |                          |
|-------------------|--------------------------|
| Exterior Features | Balcony                  |
| Lot Description   | Back Lane, Front Yard    |
| Roof              | Asphalt Shingle          |
| Construction      | Vinyl Siding, Wood Frame |
| Foundation        | Poured Concrete          |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 25th, 2025 |
| Days on Market | 30              |
| Zoning         | M-2 d75         |
| HOA Fees       | 226             |
| HOA Fees Freq. | ANN             |

**Listing Details**

|                |                             |
|----------------|-----------------------------|
| Listing Office | RE/MAX Realty Professionals |
|----------------|-----------------------------|

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