136 Douglas Ridge Green SE

Calgary | Active | MLS® A2347444

$829,900









Bedrooms	Bathrooms	Year Built	Living area
4	4	2025	2,172.62 sq. ft.

Your next move starts with a conversation.

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Listed by PropZap Realty

A closer look

Welcome to this BRAND NEW BUILT HOME with a LEGAL SUITE located in the desirable community of Douglasdale. This thoughtfully designed, two-storey home offers the perfect balance of MODERN DESIGN, EVERYDAY COMFORT, and HIGH-END FINISHES. The main level is flooded with tons of NATURAL LIGHT and features an inviting layout that effortlessly connects the living, dining and kitchen space. At the center of it all is a BEAUTIFULLY FINISHED KITCHEN equipped with GRANITE COUNTERTOPS, PREMIUM STAINLESS STEEL APPLIANCES, CEILING-HEIGHT CABINETRY WITH CROWN MOULDING, UNDER-CABINET LIGHTING, and a LARGE ISLAND. A WALK-THROUGH pantry leads directly to the mudroom, adding convenience and extra storage, while the custom feature wall in the living room creates a stylish focal point for relaxing or hosting guests. The upper level has been functionally designed, featuring a spacious FAMILY ROOM, 3 GENEROUSLY SIZED BEDROOMS, along with a conveniently located LAUNDRY ROOM. The spacious PRIMARY retreat features a WALK-IN CLOSET and a beautifully appointed 5-PIECE ENSUITE, creating the perfect place to recharge. Two additional bedrooms provide flexibility for children, guests, or a home office. Moving into the LEGAL BASEMENT SUITE, you will find a fully equipped KITCHEN, an open rec room area, as well as a SPACIOUS bedroom and bathroom with SEPARATE LAUNDRY. Step outside to enjoy a landscaped and fully fenced backyard complete with a spacious DECK-perfect for summer barbecues, outdoor dining, or simply unwinding at the end of the day. Whether you're searching for a forever family home or an investment opportunity with built-in rental income, this property delivers exceptional value. Combining quality finishes, functional spaces, and a sought-after Douglasdale location, this is a home you'll be proud to own. Book your showing today!

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2347444
Bedrooms	4
Bathrooms	4
Year Built	2025
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	Yes
Num Legal Suites:	1
Num Illegal Suites:	0

Home Style:	2 Storey
Total Living Area:	2,172.62 sq. ft.
Main Level Finished Area:	876.25 sq. ft.
Below Grade Finished Area:	571.09 sq. ft.
Acreage:	No
Lot Area:	4,047 sq. ft.
Lot Frontage:	33'11 7/8 "
Front Exposure:	Southeast
Levels:	Two
Total Rooms Above Grade:	9
Year built:	2025 (Age: 1)
Bedrooms:	4 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	4.0 (Full:3, Half:1)
Num Ensuite Baths:	1
Plan:	9512333
Heating:	Central, High Efficiency, ENERGY STAR Qualified Equipment, Fireplace(s), Forced Air, Natural Gas
Basement:	Full, Finished, Separate/Exterior Entry
Foundation:	Poured Concrete
New Constr.:	Yes
Construction Material:	Brick, Vinyl Siding, Wood Siding
Structure Type:	House
Roof:	Asphalt Shingle

Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Vinyl
Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached, Drive Through, Driveway, Front Drive, Garage Door Opener, Garage Faces Front, Insulated
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Lower Level, Upper Level
City Quadrant:	Southeast
Community:	Douglasdale/Glen
Appliances:	Dishwasher, Dryer, Electric Range, ENERGY STAR Qualified Refrigerator, Garage Control(s), Gas Range, Microwave, Range Hood, Refrigerator, Washer, Washer/Dryer Stacked
Inclusions:	N/A
Restrictions:	None Known
Main Floor	Dining Room · 12'1" × 11'6" ·
Main Floor	Foyer · 10'4" × 6'7" ·
Main Floor	Kitchen · 14'7" × 12' ·
Main Floor	Living Room · 16'2" × 14'10" ·
2nd Floor	Bedroom · 13'3" × 10'6" ·
2nd Floor	Bedroom · 14'2" × 10'5" ·
2nd Floor	Family Room · 14'7" × 13' ·
2nd Floor	Laundry · 8' × 6'7" ·

2nd Floor	Bedroom - Primary · 15'11" × 15'5" ·
2nd Floor	Bedroom · 13'5" × 9'11" ·
Basement	Kitchen · 8'7" × 6'9" ·
Basement	Game Room · 18'9" × 16'1" ·
Basement	Furnace/Utility Room · 14'7" × 7'9" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Walking/Bike Paths
Interior Features:	Chandelier, Closet Organizers, Kitchen Island, Open Floorplan, Pantry, Quartz Counters, Separate Entrance, Track Lighting, Vinyl Windows, Walk-In Closet(s)
Exterior Features:	BBQ gas line, Playground
Patio And Porch Features:	Deck
Lot Features:	Back Yard, Few Trees, Landscaped, Standard Shaped Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	R-CG
Listed Date:	Sep 22, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/136-douglas-ridge-green-se-calgary-a2347444/

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