183 Edgevalley Circle NW

Calgary | Active | MLS® A2337125

$869,900









Bedrooms	Bathrooms	Year Built	Living area
6	**4**	**1990**	**2,407 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by RE/MAX First

A closer look

Beautiful two storey home with WALKOUT basement located on a large pie shaped lot on a quiet street in the prestigious community of Edgemont. This home features a main floor with hardwood flooring, front living room with picturesque windows and a formal dining room with 17ft vaulted ceilings. Kitchen with stainless steel appliances and plenty of upper and lower cabinets. Large great room with a gas fireplace surrounded but gorgeous brick and built in shelves. Breakfast nook with leads out to a huge newer upper deck. Main floor bedroom/den and 4pc bathroom great for a person who does not want to walk upstairs. Main floor laundry and a 22x22 garage. The upper level features a view of the open to below. A large primary bedroom with vaulted ceilings, walk-in closet and 5pc bathroom including double sinks, separate shower and soaker tub. Two other great sized bedrooms and a jack and jill 5pc bathroom. The walk-out basement is fully finished with a large family and recreation room with built in storage bench and shelving. Two additional bedrooms and a 3pc bathroom. Other features include plenty of storage, large lower deck, big backyard, shed and lots of windows bringing in great natural light. Located just a block from Edgemont School and minutes from shopping, restaurants and access to major transportation routes. This is a must see home. Make your private showing today

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2337125
Bedrooms	6
Bathrooms	4
Year Built	1990
Property Type:	Residential
Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	2 Storey
Total Living Area:	2,407 sq. ft.

Main Level Finished Area:	1,382 sq. ft.
Upper Level Finished Area:	1,025 sq. ft.
Below Grade Finished Area:	1,139.5 sq. ft.
Acreage:	No
Lot Area:	7,384 sq. ft.
Lot Frontage:	19'10"
Front Exposure:	South
Levels:	Two
Total Rooms Above Grade:	8
Year built:	1990 (Age: 36)
Bedrooms:	6 (Above Grd: 4)
Bedrooms Above Grade:	4
Bedrooms On Main:	1
Bedrooms Below Grade:	2
Bathrooms:	4.0 (Full:4, Half:0)
Num Ensuite Baths:	1
Plan:	9010435
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, Separate/Exterior Entry, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Stucco
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Hardwood, Laminate

Cooling:	None
Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached, Driveway
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
City Quadrant:	Northwest
Community:	Edgemont
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	Encroachment, Utility Right Of Way
Main Floor	Kitchen · 12'11" × 11'11" ·
Main Floor	Breakfast Nook · 8' × 6' ·
Main Floor	Living Room · 15'11" × 11'11" ·
Main Floor	Dining Room · 13'11" × 9'11" ·
Main Floor	Family Room · 17'2" × 13'2" ·
Main Floor	Bedroom · 10'7" × 9'11" ·
Main Floor	Laundry · 7'11" × 2'11" ·
Upper Level	Bedroom - Primary · 16'8" × 14'5" ·
Upper Level	Bedroom · 14'3" × 10'5" ·
Upper Level	Bedroom · 11'2" × 9'5" ·
Basement	Family Room · 17' × 13' ·

Basement	Game Room · 16' × 15' ·
Basement	Bedroom · 18'4" × 11'2" ·
Basement	Bedroom · 14'3" × 9'10" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Tennis Court(s), Walking/Bike Paths
Interior Features:	High Ceilings, Vaulted Ceiling(s)
Exterior Features:	Private Entrance, Private Yard
Patio And Porch Features:	Deck, Patio
Lot Features:	Back Yard, Front Yard, Irregular Lot, Landscaped, Pie Shaped Lot
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone NW
Zoning:	R-CG
Listed Date:	Aug 13, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/183-edgevalley-circle-nw-calgary-a2337125/

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