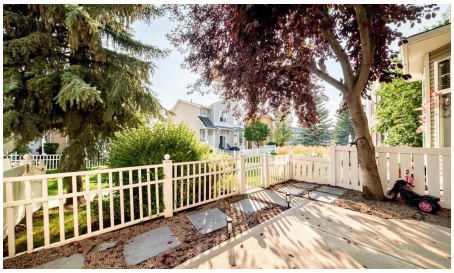
252 McKenzie Towne Link SE

Calgary | Active | MLS® A2338212

$399,900









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**2003**	**1,298.2 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by DreamHouse Realty Ltd.

A closer look

Located in sought-after McKenzie Towne, this townhome starts with a private & fenced SW-facing front yard. Creating a private, enclosed extension of the home for morning coffee, summer barbecues, play, pets, and everyday outdoor time. Step through the front door, and inside to a large and bright front flex room with a large SW-facing window that fills the space with natural light. This inviting space works equally well as a home office, reading room, plant-filled sitting area or creative space. The home has been recently painted and enhanced with thoughtful finishing touches, including decorative slat details that add warmth and character. The kitchen is both practical and welcoming, featuring an upgraded concrete sink, ample cabinetry, and upgraded lighting. From here, the layout flows naturally into the open-concept dining and living areas, creating an easy space for everyday living and entertaining. A convenient two-piece bathroom completes the main level. Upstairs, you'll find three bedrooms, including a primary bedroom with a walk-in closet, along with a four-piece bathroom. The lower level adds valuable functional space with laundry, a utility sink, and plenty of room for storage. The insulated double attached garage is a standout feature, offering secure year round parking and additional everyday convenience. Recent major mechanical improvements include a high-efficiency furnace (2023) and a 40 gallon hotwater tank (2023), giving new homeowners peace of mind and reliability. McKenzie Towne is known for its distinctive small-town atmosphere, great community, welcoming streetscapes, parks, pathways, neighbourhood shopping, and everyday amenities woven throughout the community. Grocery shopping, schools, parks, transit, and additional services are all nearby, while quick access to 52 Street and Stoney Trail makes getting around southeast Calgary easy.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2338212
Bedrooms	3
Bathrooms	2
Year Built	2003
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Conventional Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0

Home Style:	Townhouse
Total Living Area:	1,298.2 sq. ft.
Main Level Finished Area:	688.02 sq. ft.
Upper Level Finished Area:	610.2 sq. ft.
Condo Fee:	$429.94
Condo Fee Includes:	Common Area Maintenance, Maintenance Grounds, Parking, Professional Management, Reserve Fund Contributions, Snow Removal, Trash
HOA Fee Frequency:	Annually
Acreage:	No
Lot Frontage:	268'8"
Front Exposure:	Southwest
Entry Level:	1
Levels:	2 and Half Storey
End Unit:	2+ Common Walls
Total Rooms Above Grade:	7
Year built:	2003 (Age: 23)
Bedrooms:	3 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	0
Plan:	0310655
Heating:	Forced Air, Natural Gas
Basement:	Partial, Finished, Other
Foundation:	Poured Concrete

New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Laminate, Linoleum
Cooling:	None
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Unit
HOA Fee:	$235.00
Condo Fee Frequency:	Monthly
City Quadrant:	Southeast
Condo Name:	Z-name Not Listed
Community:	McKenzie Towne
Amenities:	Park, Playground, Snow Removal, Trash, Visitor Parking
Appliances:	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Pets Allowed:	Yes
Main Floor	Den · 10'1" × 8'4" ·

Main Floor	Entrance · 4'11" × 4'6" ·
Main Floor	Kitchen · 12'10" × 9'7" ·
Main Floor	Dining Room · 13'2" × 7'5" ·
Main Floor	Living Room · 11'10" × 11'10" ·
Upper Level	Bedroom - Primary · 12'11" × 10'3" ·
Upper Level	Bedroom · 9'9" × 8'11" ·
Upper Level	Bedroom · 10' × 9' ·
Upper Level	Walk-In Closet · 5'7" × 5'2" ·
Basement	Furnace/Utility Room · 12'2" × 12'1" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Pond, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths
Interior Features:	No Animal Home, No Smoking Home, Open Floorplan
Exterior Features:	Courtyard, Private Entrance, Private Yard, Storage
Patio And Porch Features:	Front Porch, See Remarks
Lot Features:	Front Yard, Landscaped, Lawn, Low Maintenance Landscape, Street Lighting, Treed
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone SE
Zoning:	DC (pre 1P2007)
Listed Date:	Aug 19, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/252-mckenzie-towne-link-se-calgary-a2338212/

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Data was last updated November 23, 2026 at 10:05 AM (UTC)

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