52 Glenbrook Villas SW

Calgary | Active | MLS® A2338941

$359,900









Bedrooms	Bathrooms	Year Built	Living area
2	**2**	**1992**	**1,310.7 sq. ft.**

Your next move starts with a conversation.

403-830-5152 | tiwana@maltiwana.ca

Listed by CIR Realty

A closer look

Welcome to 52 Glenbrook Villas SW. A well-maintained 2-bedroom , plus bonus room home offering 1,310 sq. ft. of comfortable living space in a great community. Mostly newerTRIPLE PANED windows . The functional kitchen/eating area features a convenient builtins and a west view ; while the back EAST DECK provides a pleasant outdoor space to relax and enjoy . Loads of storage and convenient MAIN FLOOR GARAGE ACCESS that adds convenience and securityy everyday The front-attached garage is drywall finished and has an autodoor opener . PET FRIENDLY I. deally located close to schools, parks, and the community centre.Vacant and available for early possession , making this an excellent opportunity for buyers looking for a comfortable home in Glenbrook See virtual tour link for 360's and additional photos.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2338941
Bedrooms	2
Bathrooms	2
Year Built	1992
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:	4 Level Split
Total Living Area:	1,310.7 sq. ft.
Condo Fee:	$453.00
Condo Fee Includes:	Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water

Acreage:	No
Front Exposure:	West
Unit Exposure:	West
Floor Location:	Other
Entry Level:	1
Levels:	4 Level Split
End Unit:	2+ Common Walls
Total Rooms Above Grade:	6
Year built:	1992 (Age: 34)
Bedrooms:	2 (Above Grd: 2)
Bedrooms Above Grade:	2
Bedrooms On Main:	0
Bedrooms Below Grade:	0
Bathrooms:	2.0 (Full:1, Half:1)
Num Ensuite Baths:	0
Plan:	9210331
Heating:	Forced Air, Natural Gas
Basement:	Full, Partially Finished, None
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Vinyl Siding, Wood Frame
Structure Type:	Other
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Linoleum
Cooling:	None

Fireplaces:	1
Fireplace Details:	Gas
Garage:	Yes
Garage Spaces:	1
Parking:	Single Garage Attached
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Glenbrook Villas
Community:	Glenbrook
Amenities:	Visitor Parking
Appliances:	Dryer, Electric Range, Refrigerator, Washer, Window Coverings
Inclusions:	N/A
Restrictions:	None Known
Pets Allowed:	Restrictions, Yes
2nd Floor	Living Room · 18'8" × 13'8" ·
2nd Floor	Foyer · 10'1" × 6'9" ·
3rd Floor	Kitchen With Eating Area · 13'3" × 8'2" ·
4th Floor	Bedroom - Primary · 15'11" × 11'4" ·
4th Floor	Bedroom · 11'4" × 8'4" ·
4th Floor	Bonus Room · 12'3" × 10'2" ·
Basement	Laundry · 18'11" × 11'7" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby

Interior Features:	High Ceilings, No Animal Home, No Smoking Home
Exterior Features:	Other
Patio And Porch Features:	Deck
Lot Features:	Back Yard
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone W
Zoning:	M-CG d111
Listed Date:	Aug 20, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/52-glenbrook-villas-sw-calgary-a2338941/

Tiwana Team | 403-830-5152 | tiwana@maltiwana.ca

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