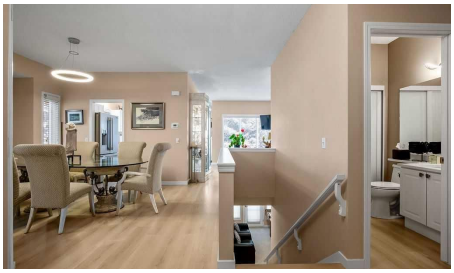
56 72 Millside Drive SW

Calgary | Active | MLS® A2349982

$560,000









Bedrooms	Bathrooms	Year Built	Living area
2	**3**	**1995**	**1,144 sq. ft.**

Your next move starts with a conversation.

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Listed by RE/MAX Landan Real Estate

A closer look

LOOK NO FURTHER YOU HAVE FOUND IT This extensively renovated END UNIT BUNGALOW VILLA WITH A WALK OUT BASEMENT is in move in condition. Located in the well managed Millside Villas complex this home is walking distance to the Fish Creek L.R.T. Station and is a short 2 minute drive to shopping, restaurants and other amenities. Upgrades and renovations include. Vinyl plank flooring, light fixtures, counter tops, new sinks, toilets, base boards, interior doors. A new furnace complete with a remote control thermostat has JUST been installed, the H2O tank in 2023, New high end appliances include Fridge, Stove, Dishwasher, Microwave. The main floor features an upgraded kitchen with eating nook with access to a balcony, dining room, den/ 2nd bedroom, The master bedroom features a walk-in closet and 4piece in-suite bath, The main floor laundry includes a European combo style Washer/Dryer. The FULLY DEVELOPED walk out basement features a spacious family room, large bedroom and a 4 piece bath. The list of improvements and upgrades are extensive including CENTRAL AIR CONDITIONING This unit must be viewed to be fully appreciated. An added extra is the low condo fee of $352.00/mo

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2349982
Bedrooms	2
Bathrooms	3
Year Built	1995
Property Type:	Residential
Property Sub Type:	Row/Townhouse
Condo Type:	Bare Land Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Bungalow
Total Living Area:	1,144 sq. ft.
Main Level Finished Area:	1,144 sq. ft.

Below Grade Finished Area:	1,114 sq. ft.
Condo Fee:	$352.00
Condo Fee Includes:	Common Area Maintenance, Insurance, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash
HOA Fee Frequency:	Monthly
Acreage:	No
Lot Area:	4,674 sq. ft.
Lot Frontage:	13'2"
Front Exposure:	West
Entry Level:	1
Levels:	One
End Unit:	1 Common Wall, End Unit, No One Above, No One Below
Total Rooms Above Grade:	6
Year built:	1995 (Age: 31)
Bedrooms:	2 (Above Grd: 1)
Bedrooms Above Grade:	1
Bedrooms On Main:	1
Bedrooms Below Grade:	1
Bathrooms:	3.0 (Full:2, Half:1)
Num Ensuite Baths:	1
Plan:	9511110
Heating:	Forced Air
Basement:	Full, Finished, Walk Out
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Composite Siding, Stucco

Structure Type:	Four Plex
Roof:	Asphalt Shingle
Ensuite:	Yes
Flooring:	Carpet, Ceramic Tile, Vinyl
Cooling:	Central Air
Fireplaces:	0
Garage:	Yes
Garage Spaces:	2
Parking:	Double Garage Attached
Parking Places:	4
Parking Total/Covered:	4 / -
Laundry Features:	Main Level
HOA Fee:	$352.00
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Millside Villas
Community:	Millrise
Amenities:	Snow Removal, Trash, Visitor Parking
Appliances:	Central Air Conditioner, Dishwasher, Electric Stove, European Washer/Dryer Combination, Garage Control(s), Microwave Hood Fan, Refrigerator
Inclusions:	Refrigerator in garage, Grey cabinets in garage, 3 TV wall brackets
Restrictions:	Pet Restrictions or Board approval Required
Pets Allowed:	Restrictions
Main Floor	Entrance · 5'9" × 3'9" ·
Main Floor	Den · 11'3" × 11'1" ·
Main Floor	Dining Room · 11'7" × 11' ·

Main Floor	Kitchen · 9'9" × 8'9" ·
Main Floor	Kitchenette · 11'5" × 8' ·
Main Floor	Living Room · 14' × 11'1" ·
Main Floor	Bedroom - Primary · 13'6" × 10'5" ·
Main Floor	Laundry · 5'5" × 3'4" ·
Basement	Family Room · 26'9" × 11' ·
Basement	Game Room · 14' × 10'1" ·
Basement	Storage · 16'6" × 12'3" ·
Basement	Bedroom · 12'6" × 10'2" ·
Basement	Furnace/Utility Room · 15' × 6'1" ·
Title to Land:	Fee Simple
Community Features:	Other, Shopping Nearby
Interior Features:	No Animal Home, No Smoking Home
Exterior Features:	Balcony
Patio And Porch Features:	Balcony(s)
Lot Features:	Landscaped, No Back Lane
Num. of Parcels:	0
Fencing:	Partial
Region:	Calgary
Zone:	CAL Zone S
Zoning:	M-C1 d38
Listed Date:	Oct 08, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/56-72-millside-drive-sw-calgary-a2349982/

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