# 69 Glamis Gardens SW

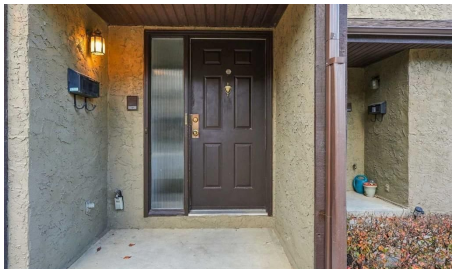
Calgary | Active | MLS® A2352743

**$429,000**







| Bedrooms | Bathrooms | Year Built | Living area |
|---|---|---|---|
| **2** | **3** | **1980** | **1,484.31 sq. ft.** |

## Your next move starts with a conversation.

**403-830-5152 | tiwana@maltiwana.ca**

Listed by Real Broker

# A closer look

Welcome to this fully renovated 2-bed, 2.5-bath townhome, tucked away in a quiet Glamorgan complex backing onto treed green space! Both bedrooms are primary suites with double closets and stunning new ensuites. One features French doors, a barn door, hex tile, a new vanity and a tiled shower. The other has a tiled tub/shower, hex tile, a new vanity, a light-up mirror and a custom wood ceiling. The half bath is updated too, with hex tile and a custom ceiling. The kitchen offers new counters and backsplash, stainless appliances, a custom ceiling and an eat-in area with new lighting. Enjoy new laminate, fresh paint, a new dining light, a wood-burning fireplace with the TV included on a drop-down mount, lots of storage and a single attached garage. The fenced yard has a patio. Close to parks, schools, shopping, MRU and Sarcee, Glenmore & Stoney Trail. Book your showing today!

# Property details

| | |
|---|---|
| **Status** | Active |
| **Prop. Type** | Residential |
| **MLS® Num** | A2352743 |
| **Bedrooms** | 2 |
| **Bathrooms** | 3 |
| **Year Built** | 1980 |
| **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:** | 1,484.31 sq. ft. |
| **Condo Fee:** | $464.77 |
| **Condo Fee Includes:** | Common Area Maintenance, Insurance, Maintenance Grounds, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water |

| | |
|---|---|
| **Front Exposure:** | South |
| **Entry Level:** | 1 |
| **Levels:** | 4 Level Split |
| **End Unit:** | 2+ Common Walls |
| **Total Rooms Above Grade:** | 6 |
| **Year built:** | 1980 (Age: 46) |
| **Bedrooms:** | 2 (Above Grd: 2) |
| **Bedrooms Above Grade:** | 2 |
| **Bedrooms On Main:** | 0 |
| **Bedrooms Below Grade:** | 0 |
| **Bathrooms:** | 3.0 (Full:2, Half:1) |
| **Num Ensuite Baths:** | 2 |
| **Plan:** | 8011111 |
| **Heating:** | Fireplace(s), Forced Air |
| **Basement:** | Partial, Unfinished, None |
| **Foundation:** | Poured Concrete |
| **New Constr.:** | No |
| **Construction Material:** | Stucco, Wood Frame |
| **Structure Type:** | Five Plus |
| **Roof:** | Asphalt Shingle |
| **Ensuite:** | Yes |
| **Flooring:** | Carpet, Laminate, Tile |
| **Cooling:** | None |
| **Fireplaces:** | 1 |
| **Fireplace Details:** | Wood Burning |
| **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:** | Glamis Garden |
| **Community:** | Glamorgan |
| **Amenities:** | None |
| **Appliances:** | Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings |
| **Inclusions:** | Wall mounted TV |
| **Restrictions:** | Board Approval |
| **Pets Allowed:** | Restrictions |
| **Main Floor** | Foyer · 8'3" × 6'5" · |
| **2nd Floor** | Living Room · 17'3" × 12'5" · |
| **3rd Floor** | Dining Room · 10'1" × 9'11" · |
| **3rd Floor** | Kitchen With Eating Area · 17'3" × 11'7" · |
| **4th Floor** | Bedroom · 14'10" × 13'4" · |
| **4th Floor** | Bedroom - Primary · 14'11" × 11'10" · |
| **Basement** | Furnace/Utility Room · 17'2" × 12' · |
| **Title to Land:** | Fee Simple |
| **Community Features:** | Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Street Lights, Walking/Bike Paths |
| **Interior Features:** | No Animal Home, No Smoking Home |
| **Exterior Features:** | Private Yard |

| | |
|---|---|
| **Patio And Porch Features:** | None |
| **Lot Features:** | Back Yard, Backs on to Park/Green Space |
| **Num. of Parcels:** | 0 |
| **Fencing:** | Fenced |
| **Region:** | Calgary |
| **Zone:** | CAL Zone W |
| **Zoning:** | M-CG |
| **Listed Date:** | Oct 16, 2026 |

### Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/69-glamis-gardens-sw-calgary-a2352743/

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

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