87 630 Sabrina Road SW

Calgary | Active | MLS® A2357828

$364,900









Bedrooms	Bathrooms	Year Built	Living area
3	**2**	**1975**	**1,295 sq. ft.**

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403-830-5152 | tiwana@maltiwana.ca

Listed by REMAX Innovations

A closer look

End-unit living with a backyard that deserves the spotlight. This Southwood townhome offers a generous fenced yard with mature trees, a deck and room to enjoy the outdoors. Think summer dinners, a garden project or a quiet spot to unwind.

Inside, the bright kitchen features white cabinetry, a pantry, plenty of counter space and a window over the sink. Laminate flooring connects the main-floor living spaces, with a flexible living and dining area and sliding doors leading outside. A convenient half bath rounds out the main level.

Upstairs, three bedrooms include a spacious primary with a bold accent wall, walk-in closet and barn-style sliding door. Two additional bedrooms offer options for sleeping, working or creating, with a four-piece bathroom completing the floor.

The partially developed basement adds a large rec area, a separate flex room, storage and a dedicated laundry room with a utility sink. There’s room for your workout setup, hobbies or a second hangout space.

With parks, schools, shopping and transit nearby, this home pairs everyday convenience with outdoor space that’s worth a closer look.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2357828
Bedrooms	3
Bathrooms	2
Year Built	1975
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:	2 Storey
Total Living Area:	1,295 sq. ft.
Condo Fee:	$490.32
Condo Fee Includes:	Common Area Maintenance, Insurance, Parking, Professional Management, Reserve Fund Contributions, Sewer, Snow Removal, Trash, Water
Front Exposure:	Northwest
Unit Exposure:	Northwest, Southwest
Entry Level:	1
Levels:	Two
End Unit:	2+ Common Walls
Total Rooms Above Grade:	3
Year built:	1975 (Age: 51)
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:	7610346
Heating:	Forced Air, Natural Gas
Basement:	Full, Partially Finished, Drop Ceiling
Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Stucco, Vinyl Siding, Wood Frame
Structure Type:	Five Plus
Roof:	Asphalt Shingle

Ensuite:	No
Flooring:	Carpet, Ceramic Tile, Laminate
Cooling:	None
Fireplaces:	0
Garage:	No
Parking:	Assigned, Front Drive, Off Street, Paved, Stall
Parking Places:	1
Parking Total/Covered:	1 / -
Laundry Features:	In Basement, Sink
Condo Fee Frequency:	Monthly
City Quadrant:	Southwest
Condo Name:	Southwood Village
Community:	Southwood
Amenities:	None
Appliances:	Dishwasher, Electric Range, Electric Water Heater, Microwave Hood Fan, Washer/Dryer, Window Coverings
Inclusions:	none
Restrictions:	None Known
Pets Allowed:	Restrictions
2nd Floor	Bedroom - Primary · 19'4" × 11'2" ·
2nd Floor	Bedroom · 12'1" × 9'6" ·
2nd Floor	Bedroom · 12' × 9'5" ·
Basement	Den · 11'9" × 8'3" ·
Title to Land:	Fee Simple
Community Features:	Schools Nearby, Shopping Nearby
Interior Features:	Ceiling Fan(s), Granite Counters, Walk-In Closet(s)

Exterior Features:	Private Yard
Patio And Porch Features:	Patio
Lot Features:	Back Yard
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone S
Zoning:	M-CG
Listed Date:	Nov 11, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/87-630-sabrina-road-sw-calgary-a2357828/

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