96 Alderwood Close SE

Calgary | Active | MLS® A2349956

$679,000









Bedrooms	Bathrooms	Year Built	Living area
4	**2**	**1969**	**1,248 sq. ft.**

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Listed by Real Broker

A closer look

Welcome to this beautifully renovated bungalow in the desirable, family-friendly community of Acadia. Situated on a 50' x 100' lot with mature trees, this home offers 1,248 sq ft of thoughtfully designed living space, four bedrooms, two full bathrooms, and an oversized double detached garage. A spacious entryway welcomes you into the open-concept main floor, where luxury vinyl plank flooring, knockdown ceilings, and large windows create a bright and inviting atmosphere. The stunning kitchen features sleek white cabinetry, quartz countertops, a stylish backsplash, stainless steel appliances, and a large prep island with seating. Ample cupboard and counter space make the kitchen as functional as it is attractive. The adjoining dining area offers plenty of room for family meals and entertaining, with a built-in storage cabinet providing added convenience. The living room completes the open layout, offering a comfortable place to relax or gather with family and friends. Down the hall, the spacious primary bedroom features dual closets, while two additional bedrooms offer flexibility for children, guests, or a home office. The luxurious five-piece bathroom is beautifully appointed with dual sinks, a stone countertop, a deep soaker tub, and an oversized glass-enclosed shower complete with a built-in bench and privacy glass. The fully developed basement provides even more room to spread out, featuring an expansive recreation room with a second kitchen/wet bar area, ideal for entertaining or accommodating extended family. A generously sized fourth bedroom, three-piece bathroom, and separate flex room offer plenty of options for a home gym, craft room, playroom, or additional storage. A dedicated laundry and utility room with a sink completes the lower level. The home also benefits from two hot water tanks. Outside, the backyard offers a great setting for relaxing and entertaining, featuring an exposed aggregate patio, hot tub, and a dedicated rock-covered dog run along the side of the yard. The oversized double detached garage is heated and insulated, with both 40-amp and 50-amp electrical service for EV charging, and convenient access from the paved alley. Acadia is a well-established community offering excellent access to schools, recreation, shopping, and outdoor amenities. Located steps from the FFCA Middle School campus and minutes from its elementary and high school campuses, as well as Acadia School, David Thompson School, and Lord Beaverbrook High School. The Acadia Recreation Complex, Maple Ridge Golf Course, Sue Higgins Off-Leash Dog Park, and the walking and biking pathways along the Bow River are all nearby. Enjoy convenient shopping and dining at Deerfoot Meadows, including Costco, Walmart, and Superstore, along with the many amenities along Macleod Trail. Take advantage of your opportunity to see this incredible property in person, book your showing today! Be sure to check out the floor plans and 3D tour for a closer look before your visit.

Property details

Status	Active
Prop. Type	Residential
MLS® Num	A2349956
Bedrooms	4
Bathrooms	2
Year Built	1969
Property Type:	Residential

Property Sub Type:	Detached
Condo Type:	Not a Condo
Transaction Type:	For Sale
Suite:	No
Num Legal Suites:	0
Num Illegal Suites:	0
Home Style:	Bungalow
Total Living Area:	1,248 sq. ft.
Main Level Finished Area:	1,248 sq. ft.
Below Grade Finished Area:	1,152 sq. ft.
Acreage:	No
Lot Area:	4,994 sq. ft.
Lot Frontage:	50'2"
Front Exposure:	West
Levels:	One
Total Rooms Above Grade:	6
Year built:	1969 (Age: 57)
Bedrooms:	4 (Above Grd: 3)
Bedrooms Above Grade:	3
Bedrooms On Main:	3
Bedrooms Below Grade:	1
Bathrooms:	2.0 (Full:2, Half:0)
Num Ensuite Baths:	0
Plan:	6335JK
Heating:	Forced Air, Natural Gas
Basement:	Full, Finished, None

Foundation:	Poured Concrete
New Constr.:	No
Construction Material:	Brick, Metal Siding, Stucco
Structure Type:	House
Roof:	Asphalt Shingle
Ensuite:	No
Flooring:	Carpet, Vinyl Plank
Cooling:	None
Fireplaces:	1
Fireplace Details:	Basement, Wood Burning
Garage:	Yes
Garage Spaces:	2
Parking:	220 Volt Wiring, Alley Access, Double Garage Detached, Garage Faces Rear
Parking Places:	2
Parking Total/Covered:	2 / -
Laundry Features:	In Basement, Sink
City Quadrant:	Southeast
Community:	Acadia
Appliances:	Dishwasher, Dryer, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Inclusions:	Hot Tub, Basement Refrigerator, Basement Stove "as is"
Restrictions:	Restrictive Covenant
Main Floor	Bedroom · 10'1" × 8'7" ·
Main Floor	Bedroom · 13'7" × 9'2" ·
Main Floor	Dining Room · 12'10" × 9'3" ·
Main Floor	Kitchen · 12'11" × 12'7" ·

Main Floor	Living Room · 21'2" × 12'6" ·
Main Floor	Bedroom - Primary · 13'6" × 11'7" ·
Basement	Bedroom · 14'8" × 12'11" ·
Basement	Kitchen · 11' × 5' ·
Basement	Game Room · 30' × 11'6" ·
Basement	Furnace/Utility Room · 31'2" × 13'4" ·
Basement	Storage · 9'1" × 8'10" ·
Title to Land:	Fee Simple
Community Features:	Park, Playground, Schools Nearby, Shopping Nearby, Sidewalks, Tennis Court(s), Walking/Bike Paths
Interior Features:	Breakfast Bar, Closet Organizers, Granite Counters, Kitchen Island, No Animal Home, Open Floorplan, Soaking Tub, Storage, Wet Bar
Exterior Features:	Dog Run
Patio And Porch Features:	Patio
Lot Features:	Back Lane, Cul-De-Sac, Level
Num. of Parcels:	0
Fencing:	Fenced
Region:	Calgary
Zone:	CAL Zone S
Zoning:	R-CG
Listed Date:	Oct 16, 2026

Explore the full photo gallery and current listing details:

https://www.maltiwana.ca/properties/96-alderwood-close-se-calgary-a2349956/

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