

\$649,900 - 5 Douglas Ridge Close Se, Calgary

MLS® #A2198262

\$649,900

4 Bedroom, 3.00 Bathroom, 1,431 sqft
Residential on 0.13 Acres

Douglasdale/Glen, Calgary, Alberta

Located in the Highly desirable Community of DouglasDale/Glen, this renovated home is designed for family and entertaining! Located on a CORNER LOT surrounded by beautiful mature trees and backs onto a PLAYGROUND and GREEN SPACE, this property offers over 2500 square feet of living space and has undergone renovation. Once inside, youâ€™re greeted by High ceilings and renovated interior, the large windows and tall ceilings give your living room/dining room combination an expansive feel. Past that, the open-concept kitchen features island, new flooring. Just off of the kitchen is a door that leads to your large deck that has been built with a ramp to accommodate any disabilities and has been extended to accommodate 20 people. 3 Bedroom including primary bedroom , 4pc ensuite and 4 pc bathroom on same level eases the functioning and creates big are on main floor. Downstairs, you will find a large theatre room with built in surround sound speakers. The lower level comes complete with a large bedroom, four piece bathroom, flex room, walk-in closet and washer and dryer. Recent RENOVATIONS in house would include fresh coat of paint, all waterlines have been replaced to PEX-plumbing from Poly-B, Brand New 50 gallon Hot water tank, New flooring on kitchen and washrooms, Roof Replaced couple of years ago. A bucket list complete with convenience, a friendly neighbourhood, Schools and parks abundance, walking distance to the Green



Spaces, shopping districts, this home offers both comfort and convenience. Additionally, there is plenty of street parking in front and alongside the property.

Built in 1994

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2198262 |
| Price | \$649,900 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 1,431 |
| Acres | 0.13 |
| Year Built | 1994 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bi-Level |
| Status | Active |

Community Information

| | |
|-------------|--------------------------|
| Address | 5 Douglas Ridge Close Se |
| Subdivision | Douglasdale/Glen |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2Z 2M4 |

Amenities

| | |
|----------------|--|
| Parking Spaces | 4 |
| Parking | Double Garage Attached, Driveway, Garage Door Opener, Garage Faces Front |
| # of Garages | 2 |

Interior

| | |
|-------------------|--|
| Interior Features | High Ceilings, Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan, Vaulted Ceiling(s) |
| Appliances | Dishwasher, Electric Stove, Microwave, Refrigerator, Washer/Dryer, |

| | |
|-----------------|-------------------------|
| | Window Coverings |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | None |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Dock |
| Lot Description | Back Yard, City Lot, Fruit Trees/Shrub(s), Backs on to Park/Green Space, Corner Lot, Lawn, Many Trees |
| Roof | Asphalt Shingle |
| Construction | Concrete, Vinyl Siding |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|---------------------|
| Date Listed | February 28th, 2025 |
| Days on Market | 42 |
| Zoning | R-CG |

Listing Details

| | |
|----------------|--------------------|
| Listing Office | Royal LePage METRO |
|----------------|--------------------|

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