

# \$649,900 - 25 Bridlewood Way Sw, Calgary

MLS® #A2222212

**\$649,900**

4 Bedroom, 4.00 Bathroom, 1,377 sqft

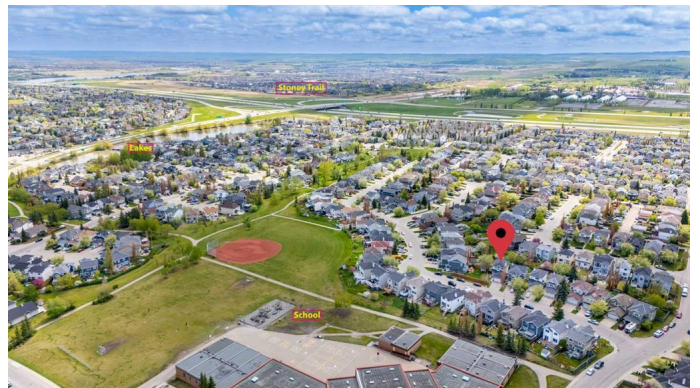
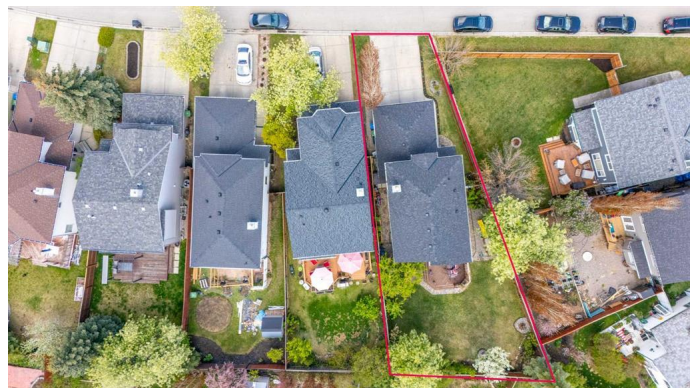
Residential on 0.11 Acres

Bridlewood, Calgary, Alberta

OPEN HOUSE SATURDAY MAY 24 FROM 1:00 TO 3:00PM - Welcome to this beautifully maintained detached home in the heart of Bridlewood, one of Calgary's most family-friendly communities. Offering around 2,000 sq.ft. of thoughtfully designed living space, this home features a highly functional layout with three generously sized bedrooms upstairs, including a spacious primary suite with a private ensuite. The updated kitchen is a chef's delight, complete with stunning granite countertops, beautiful hardwood flooring, and newer smart home appliances such as an LG fridge, oven, dishwasher, and an over-the-range microwave with an extendable hood fan. The fully developed basement adds incredible value, featuring a cozy gas fireplace, an additional bedroom, and a full bathroom—perfect for guests or growing families. Step outside to a sunny south-facing backyard, where you'll find a large outdoor space and a charming playhouse that's sure to be a hit with the kids. Additional upgrades include updated bathrooms and a new roof installed in late 2022. Located just minutes from schools, shopping, parks, and public transit, this is truly an amazing opportunity to own a move-in ready home in a welcoming, established neighborhood.

Built in 1999

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2222212    |
| Price          | \$649,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,377       |
| Acres          | 0.11        |
| Year Built     | 1999        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 25 Bridlewood Way Sw |
| Subdivision | Bridlewood           |
| City        | Calgary              |
| County      | Calgary              |
| Province    | Alberta              |
| Postal Code | T2Y 3R5              |

### **Amenities**

|                |                        |
|----------------|------------------------|
| Parking Spaces | 4                      |
| Parking        | Double Garage Attached |
| # of Garages   | 2                      |

### **Interior**

|                   |  |
|-------------------|--|
| Interior Features | Breakfast Bar, Granite Counters, No Animal Home, No Smoking Home, Open Floorplan, Recessed Lighting, Soaking Tub |
| Appliances        | Dishwasher, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings  |
| Heating           | Forced Air, Natural Gas  |
| Cooling           | None   |
| Fireplace         | Yes  |
| # of Fireplaces   | 1  |
| Fireplaces        | Basement, Gas  |
| Has Basement      | Yes  |
| Basement          | Finished, Full   |

**Exterior**

|                   |  |
|-------------------|--|
| Exterior Features | Lighting, Private Yard   |
| Lot Description   | Back Yard, Landscaped, Lawn, Level, Pie Shaped Lot, Private, See Remarks |
| Roof              | Asphalt Shingle  |
| Construction      | Vinyl Siding, Wood Frame   |
| Foundation        | Poured Concrete  |

**Additional Information**

|                |                |
|----------------|----------------|
| Date Listed    | May 22nd, 2025 |
| Days on Market | 1              |
| Zoning         | R-G            |

**Listing Details**

|                |                              |
|----------------|------------------------------|
| Listing Office | RE/MAX Real Estate (Central) |
|----------------|------------------------------|

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