

# \$1,149,900 - 2131 Douglasbank Crescent Se, Calgary

MLS® #A2227825

**\$1,149,900**

4 Bedroom, 4.00 Bathroom, 2,154 sqft

Residential on 0.17 Acres

Douglasdale/Glen, Calgary, Alberta

Location, Location, Location! Backing directly onto Fish Creek Park, this beautifully renovated home offers an incredible lifestyle with direct access to the pathway system on a corner lot spanning over 7,300 sq. ft. The main floor has been opened, beamed, and professionally renovated by æREBORN Renovations• and features a chef•s kitchen with a massive island, premium appliances, quartz counters, site-finished hardwood floors, and pot lights with sunny south-facing views. The family room with a gas fireplace overlooks the large rear deck, and the versatile front living room can easily serve as a den or a formal dining area. Upstairs offers three spacious bedrooms, including an expansive primary suite with spectacular park views. The tastefully finished lower level features a fourth bedroom, a spacious recreation area, a full bath, a storage room. The backyard is an oasis with mature trees, perennials, a patio for a fire pit and a large composite deck. Poly-B pipes have been replaced. This is an unbeatable location in family-friendly Douglasdale• close to schools, golf, shopping, major roadways, and offering direct access to Fish Creek Park for pathway and river enthusiasts!

Built in 1990

## Essential Information

MLS® #

A2227825



Price	\$1,149,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,154
Acres	0.17
Year Built	1990
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	2131 Douglasbank Crescent Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z2C2

### Amenities

Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Bar, Breakfast Bar, Built-in Features, Ceiling Fan(s), Kitchen Island, No Animal Home, No Smoking Home, Quartz Counters
Appliances	Dishwasher, Dryer, Microwave, Refrigerator, Washer, Window Coverings, Oven-Built-In
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Irregular Lot, Landscaped, Private, Treed, Many Trees
Roof	Asphalt Shingle
Construction	Concrete, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	June 4th, 2025
Days on Market	45
Zoning	R-CG

### **Listing Details**

Listing Office	RE/MAX House of Real Estate
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