\$649,900 - 764 Creekside Boulevard Sw, Calgary

MLS® #A2203266

\$649,900

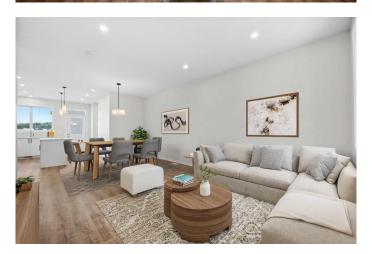
4 Bedroom, 4.00 Bathroom, 1,358 sqft Residential on 0.06 Acres

Pine Creek, Calgary, Alberta

Located in the SW community of Pine Creek, this BRAND NEW home, with NO GST, offers 3 bedrooms upstairs, 2.5 bathrooms, and a fully developed 1-bedroom LEGAL BASEMENT SUITE with a separate entrance, making it perfect for rental income or multi-generational living. Thoughtfully designed with high ceilings, an open-concept layout, and premium upgrades, this home is move-in ready with quick possession available and the builder warranty still in place. Step inside to a bright and spacious main floor featuring luxury vinyl plank flooring, oversized windows, and a beautifully upgraded kitchen with a gas stove, chimney hood fan, built-in microwave, and ample storage. The open layout flows seamlessly into the dining and living area, while a half bath and extra storage near the back entrance add to the functionality. Upstairs, the primary bedroom includes a walk-in closet and private ensuite with quartz countertops and a walk-in shower. Two additional bedrooms, a 4-piece bathroom, upper-floor laundry, and a large linen closet complete the level. The fully developed legal basement suite offers a private entrance, full kitchen with a gas stove, separate laundry, a spacious bedroom, and a 4-piece bathroom, providing an ideal space for renters or extended family. Located minutes from shopping, dining, Spruce Meadows, Sirocco Golf Club, and the upcoming Belmont Fieldhouse & Library, with easy access to Stoney and Macleod Trail, this home offers







unmatched value in a prime location. Don't miss out on this incredible opportunity. This home is priced to sell and won't last long!

Built in 2024

Essential Information

MLS® # A2203266 Price \$649,900

Bedrooms 4

Bathrooms 4.00

Full Baths 3
Half Baths 1

Square Footage 1,358

Acres 0.06

Year Built 2024

Type Residential

Sub-Type Detached

Style 2 Storey

Status Active

Community Information

Address 764 Creekside Boulevard Sw

Subdivision Pine Creek

City Calgary
County Calgary
Province Alberta

Postal Code T2X 5H3

Amenities

Parking Spaces 2

Parking Parking Pad

Interior

Interior Features Kitchen Island, No Animal Home, No Smoking Home, Open Floorplan,

Quartz Counters, Separate Entrance, Vinyl Windows, Walk-In Closet(s)

Appliances Dishwasher, Microwave, Microwave Hood Fan, Range Hood,

Refrigerator, Washer/Dryer, Gas Range

Heating Forced Air

Cooling None
Has Basement Yes

Basement Full, Suite

Exterior

Exterior Features Rain Gutters

Lot Description Back Lane, Back Yard, Rectangular Lot

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed March 18th, 2025

Days on Market 47

Zoning R-Gm

Listing Details

Listing Office eXp Realty

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