

# \$595,000 - 192 Douglas Ridge Green Se, Calgary

MLS® #A2231596

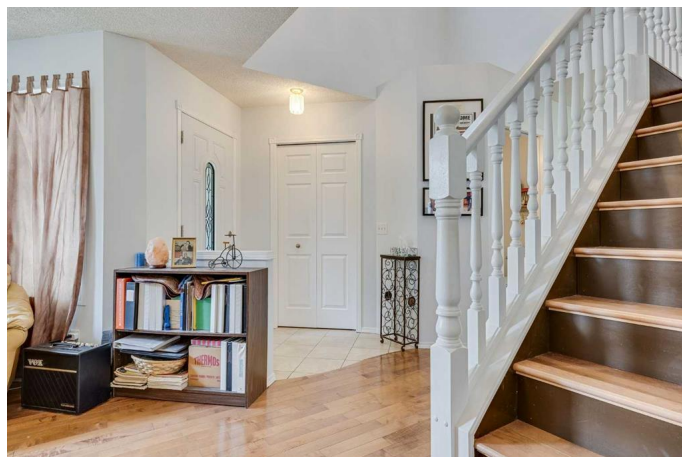
## \$595,000

3 Bedroom, 3.00 Bathroom, 1,526 sqft

Residential on 0.10 Acres

Douglasdale/Glen, Calgary, Alberta

Welcome to the desirable neighbourhood of Douglasdale! Here is your chance to live in a front-garage home on a quiet street with mature foliage and all the charm. Priced to sell, this 3 bed, 2.5 bath detached home has been well-maintained by the same owners for the last 24 years. Tons of windows means natural light fills the space and enhances the beautiful hardwood floors as you enter the welcoming grand front entrance. A formal dining room or sitting room rests off the entry way, steps from the open and inviting kitchen that walks out to a large back deck. The main floor also offers a half bathroom and full laundry room off the garage. The upstairs hosts the 3 bedrooms and 2 full bathrooms, while the unfinished basement awaits your touch. Enjoy AC and a fully insulated double garage to add more comforts year-round. While it needs some love and has original features, this home is ready for its next owners willing to make it their own. Cared for by diligent seniors who are moving on to the next stage of their lives, this home is well-loved and is being sold as meets the eye.



Built in 1996

## Essential Information

MLS® # A2231596

Price \$595,000

Bedrooms 3

Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,526
Acres	0.10
Year Built	1996
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	192 Douglas Ridge Green Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 2T4

### **Amenities**

Parking Spaces	4
Parking	Double Garage Attached, Insulated
# of Garages	2

### **Interior**

Interior Features	Open Floorplan, Vaulted Ceiling(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Refrigerator, Washer, Freezer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Family Room
Has Basement	Yes
Basement	Full, Unfinished

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Private, Treed

Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	June 17th, 2025
Days on Market	31
Zoning	R-CG

**Listing Details**

Listing Office	eXp Realty
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