\$475,000 - 7 Promenade Way Se, Calgary

MLS® #A2231990

\$475,000

3 Bedroom, 3.00 Bathroom, 1,164 sqft Residential on 0.05 Acres

McKenzie Towne, Calgary, Alberta

Welcome to the beautiful Village of Inverness in the heart of McKenzie Towne! This stylish and freshly painted corner unit (Brownstone) sits on a spacious lot, offering plenty of room to enjoy both indoors and out. The open concept main floor features a cozy gas fireplace, a generous dining area and a bright south facing kitchen that's filled with natural light. You'II love the beautifully updated main floor bath and laundry room, complete with elegant harlequin tile flooring and a classic pedestal sink. Step outside to your own private oasis. The fully landscaped south facing backyard includes new sod, a detached garage and a secondary patio with a cozy fire area on the west side - perfect for relaxing or entertaining. Upstairs, you'II find two large bedrooms with vaulted ceilings and a generous full bathroom. The fully finished lower level offers a spacious additional living area, a third bedroom and a full bathroom that's ready for the new owner's personal touch. Additional updates include fully replaced plumbing with PEX, new toilets, a new dishwasher, new refrigerator, new washer/dryer in 2022 and a new hot water tank installed in 2021. Located just a short walk to Inverness Pond, Gazebo Park and countless amenities, this home offers timeless character and modern convenience. Don't miss your chance to own this exceptional property!







Essential Information

MLS® # A2231990 Price \$475,000

Bedrooms 3
Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 1,164
Acres 0.05
Year Built 1998

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 7 Promenade Way Se

Subdivision McKenzie Towne

City Calgary
County Calgary
Province Alberta
Postal Code T2Z2Z4

Amenities

Amenities None

Parking Spaces 1

Parking Garage Faces Rear, Oversized, Single Garage Detached

of Garages 1

Interior

Interior Features See Remarks

Appliances Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood,

Refrigerator, Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 1
Fireplaces Gas

Has Basement Yes

Basement Finished, Full

Exterior

Exterior Features Other, Private Yard

Lot Description Back Lane, Back Yard, Corner Lot, Front Yard, Garden, Landscaped,

Lawn, Pie Shaped Lot, See Remarks

Roof Asphalt Shingle

Construction Brick, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 19th, 2025

Days on Market 9

Zoning M-1 d75

HOA Fees 227

HOA Fees Freq. ANN

Listing Details

Listing Office RE/MAX First

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