

# \$979,900 - 82 Mt Gibraltar Heights Se, Calgary

MLS® #A2242987

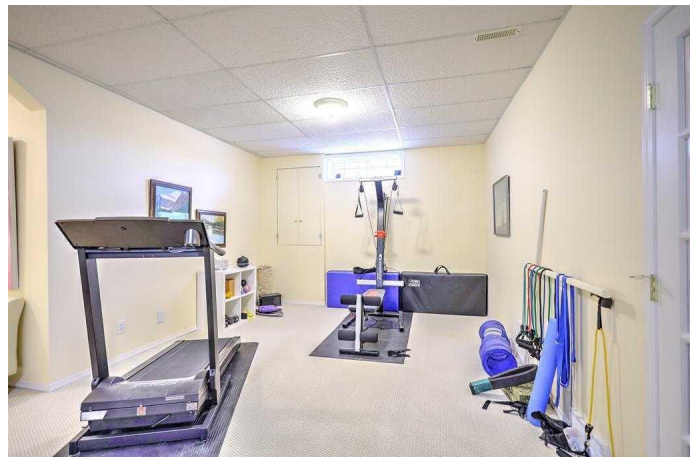
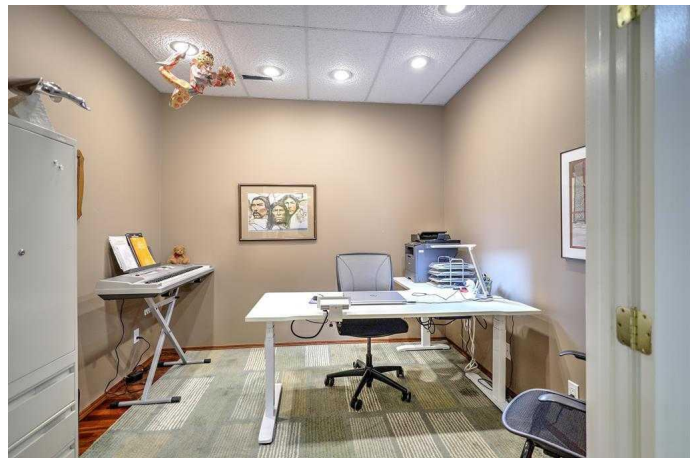
**\$979,900**

4 Bedroom, 4.00 Bathroom, 2,203 sqft

Residential on 0.11 Acres

McKenzie Lake, Calgary, Alberta

One of Mckenzie Lakes most desirable streets- access to pathway on the ridge, walking distance to community parks, schools and amenities as well as the amazing sand beach, swimming, skating and tennis courts of Lake McKenzie, easily one of Calgary's nicest lake communities. This 4 bedroom, 4 bath home has over 3000 sqft of developed space that is perfect for entertaining and busy family life. Main floor has 9 foot ceilings! Bright and open with freshly painted neutral colors throughout, features include newer quartz counter tops, central A/C and window shutters. The main level has a white kitchen with large grey feature island, new pull out pot drawers, and eating nook, a cozy living room, separate reading area with new stone surround three way fireplace, dining area, and laundry room. The entire home has been freshly painted! New humidifier, new vacuflo, new lighting, black out blinds and shutters upstairs. The foyer and kitchen have beautiful new stylish tile floors. The kitchen boasts new stainless steel refrigerator, induction stove and dishwasher! The front loading washer/dryer are only 8 months old. The upper level is complete with spacious vaulted bonus room with a stone surround corner fireplace, 2 good sized bedrooms and the master, complete with walk-in closet and full ensuite with dual sinks, jetted tub and separate tile shower. Enjoy the fully finished lower level with bedroom, full bath, recreation room, storage and separate home office/den. This property has beautiful



landscaping with mature trees and shrubs and welcoming patio areas, new decking, with gas fire pit to have quiet times with family and friends. There is no POLY B in sight- new PEX installed! This wonderful family home has been lovingly maintained and truly must be seen!

Built in 1998

### **Essential Information**

MLS® #	A2242987
Price	\$979,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,203
Acres	0.11
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### **Community Information**

Address	82 Mt Gibraltar Heights Se
Subdivision	McKenzie Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3R3

### **Amenities**

Amenities	Clubhouse, Park, Playground
Parking Spaces	4
Parking	Double Garage Attached, Driveway, Off Street
# of Garages	2

### **Interior**

Interior Features	Double Vanity, Granite Counters, High Ceilings, Jetted Tub, Kitchen Island, No Smoking Home, Pantry, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Electric Stove, Garage Control(s), Induction Cooktop, Microwave Hood Fan, Refrigerator, Washer/Dryer, Wall/Window Air Conditioner
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Other, Stone, Three-Sided
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Interior Lot, Lake, Landscaped, Lawn, No Neighbours Behind, Private, Rectangular Lot, Street Lighting, City Lot
Roof	Wood
Construction	Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	July 25th, 2025
Days on Market	3
Zoning	R-CG
HOA Fees	267
HOA Fees Freq.	MON

## Listing Details

Listing Office	URBAN-REALTY.ca
----------------	-----------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.