

# \$739,999 - 2031 Palisprior Road Sw, Calgary

MLS® #A2254936

**\$739,999**

3 Bedroom, 3.00 Bathroom, 1,497 sqft

Residential on 0.18 Acres

Palliser, Calgary, Alberta

This charming bungalow in the heart of Palliser has been lovingly maintained and is move-in ready—while still offering the opportunity to make it your own with personal updates.

You will be greeted with large windows that fill the space with natural light. A sunken bonus room off the dining area provides extra space for entertaining, while the cozy family room with a wood-burning fireplace is perfect for relaxed evenings. The kitchen and dining area open directly to your private backyard, surrounded by mature trees.

With over 2,738 sq. ft. of usable space, this 3-bedroom, 3-bathroom home offers both comfort and flexibility. The primary bedroom includes a convenient 2-piece ensuite and large walk-in closet, while two additional bedrooms complete the main floor. The basement provides abundant storage, a mini workshop, a large rec room with a wood-burning fireplace, and plenty of space for your personal touch.

The oversized lot is beautifully landscaped, featuring a private front driveway, ample street parking, alley access, and a detached double garage.

Recent updates include a new roof, gutter guards, furnace, stove, and hot water tank.

This home is just steps away from Nellie



McClung School, with plenty of shopping nearby, parks, Rockyview Hospital, and Glenmore Reservoir”with its pump track, splash park, and beautiful walking trails. Plus, it offers quick access to Glenmore Trail and Stoney Trail, making this home a convenient choice in a peaceful, established community.

Book your private showing today.

Built in 1967

**Essential Information**

|                |             |
|----------------|-------------|
| MLS® #         | A2254936    |
| Price          | \$739,999   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,497       |
| Acres          | 0.18        |
| Year Built     | 1967        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

**Community Information**

|             |                         |
|-------------|-------------------------|
| Address     | 2031 Palisprior Road Sw |
| Subdivision | Palliser                |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2V3P2                  |

**Amenities**

|                |                                                                                                                                              |
|----------------|----------------------------------------------------------------------------------------------------------------------------------------------|
| Parking Spaces | 3                                                                                                                                            |
| Parking        | Alley Access, Concrete Driveway, Double Garage Detached, Front Drive, Garage Door Opener, Garage Faces Rear, Parking Pad, Workshop in Garage |

# of Garages 2

### Interior

Interior Features Central Vacuum

Appliances Dishwasher, Electric Range, Freezer, Garage Control(s), Garburator, Microwave, Refrigerator, Window Coverings

Heating Forced Air

Cooling None

Fireplace Yes

# of Fireplaces 2

Fireplaces Wood Burning

Has Basement Yes

Basement Finished, Full

### Exterior

Exterior Features Garden, Private Yard

Lot Description Back Lane, Landscaped, Many Trees, Private, Treed, Underground Sprinklers

Roof Asphalt Shingle

Construction Wood Siding

Foundation Poured Concrete

### Additional Information

Date Listed September 11th, 2025

Days on Market 3

Zoning R-CG

### Listing Details

Listing Office Charles

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