

# \$599,800 - 87 Edgepark Villas Nw, Calgary

MLS® #A2247937

**\$599,800**

3 Bedroom, 3.00 Bathroom, 1,484 sqft  
Residential on 0.00 Acres

Edgemont, Calgary, Alberta

Elegant Edgemont Bungalow Villa â€œ  
Spacious, Stylish, and Low-Maintenance  
Living. Nestled in a quiet Edgemont location,  
this upscale end-unit Villa blends timeless  
style with modern comfort. Features include  
wrought iron railings, laminate floors and  
central A/C. Bright and airy with high vaulted  
ceilings, the main floor boasts large  
south-facing windows, a welcoming living and  
dining area, and convenient main floor  
laundry. The stylish kitchen opens to a  
balconyâ€”perfect for morning coffee. The  
roomy master suite features a walk-in closet  
and a 4-piece ensuite with a jetted tub and  
separate shower, while the second bedroom  
enjoys west-facing sunlight. The fully finished  
walkout basement offers a spacious family  
room with a cozy second fireplace, large  
windows, a generous third bedroom, and a full  
bath. Ample storage is a standoutâ€”both in  
the garage with built-in shelving and in the  
expansive lower-level storage room. Perfect  
for those seeking a luxurious yet  
low-maintenance lifestyle, this Villa delivers  
comfort, space, and an ideal northwest  
location, all with the convenience of condo  
living.

Built in 1990

## Essential Information

MLS® #	A2247937
Price	\$599,800



Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,484
Acres	0.00
Year Built	1990
Type	Residential
Sub-Type	Semi Detached
Style	Side by Side, Villa
Status	Active

### **Community Information**

Address	87 Edgepark Villas Nw
Subdivision	Edgemont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 3S2

### **Amenities**

Amenities	Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

### **Interior**

Interior Features	Central Vacuum, High Ceilings, Jetted Tub, No Smoking Home, Storage
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Garage Control(s), Humidifier, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Mantle, Tile
Has Basement	Yes
Basement	Full, Walk-Out

### **Exterior**

Exterior Features	Balcony, Fire Pit, Lighting
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Lot Description	Backs on to Park/Green Space, Corner Lot
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

### **Additional Information**

Date Listed	August 12th, 2025
Days on Market	5
Zoning	M-CG d44

### **Listing Details**

Listing Office	MaxWell Capital Realty
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