

# \$649,900 - 413 Bridlewood Court Sw, Calgary

MLS® #A2197819

**\$649,900**

4 Bedroom, 4.00 Bathroom, 1,380 sqft

Residential on 0.09 Acres

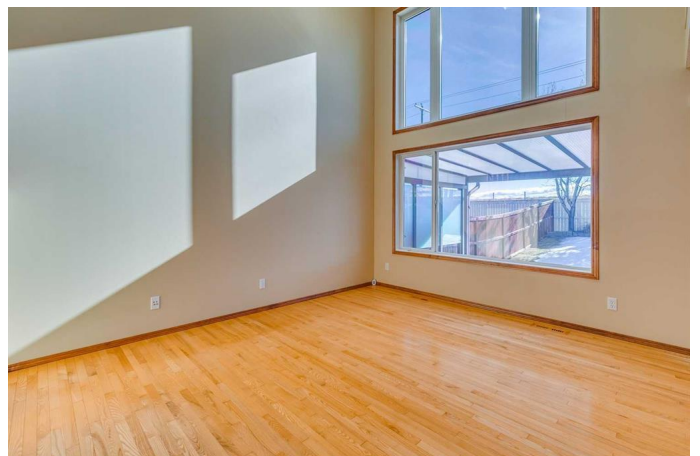
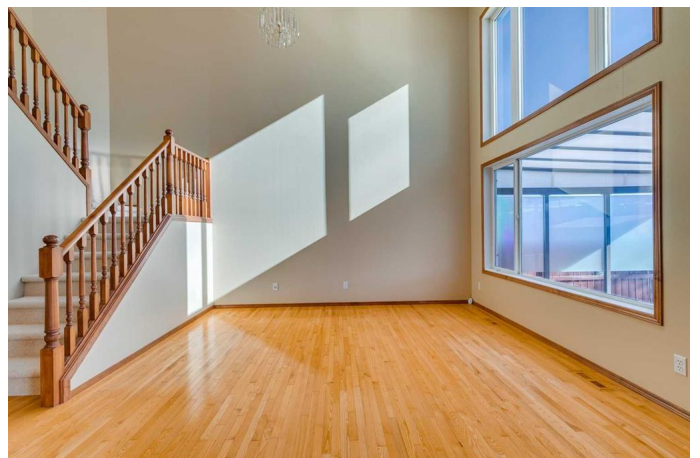
Bridlewood, Calgary, Alberta

OVER \$140,000 WORTH OF UPGRADES |  
NEW Furnace 2023 | NEW Hardie Board  
Siding 2021 | NEW Aggregate Concrete  
Driveway 2016 | NEW Lumon Patio 2016 |  
NEW Custom Metal Gate 2016 | New Clay Tile  
Roof 2016 | This four-bedroom, four-bath  
home with all its upgrades AND knowing it has  
never had pets nor children live there, will sell  
very fast as it is in mint condition. Garage,  
YUP..... It's HEATED and also has  
Diamondtrax® flooring!! This home is VERY  
Bright with Natural Sunlight coming in from the  
SOUTH Massive Windows!! Not to worry, of  
course it has CENTRAL AIR-CONDITIONING.  
Don't miss out on this house, as you won't  
have to do a thing to for at least 15 - 20 years!!  
Move in and ENJOY!

Built in 2001

## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2197819    |
| Price          | \$649,900   |
| Bedrooms       | 4           |
| Bathrooms      | 4.00        |
| Full Baths     | 3           |
| Half Baths     | 1           |
| Square Footage | 1,380       |
| Acres          | 0.09        |
| Year Built     | 2001        |
| Type           | Residential |



|          |          |
|----------|----------|
| Sub-Type | Detached |
| Style    | 2 Storey |
| Status   | Active   |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 413 Bridlewood Court Sw |
| Subdivision | Bridlewood              |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2Y 3Z2                 |

### Amenities

|                |                                                                              |
|----------------|------------------------------------------------------------------------------|
| Parking Spaces | 4                                                                            |
| Parking        | 220 Volt Wiring, Double Garage Attached, Heated Garage, Insulated, Aggregate |
| # of Garages   | 2                                                                            |

### Interior

|                   |                                                                                                                                   |
|-------------------|-----------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, Closet Organizers, High Ceilings, No Animal Home, No Smoking Home                                                  |
| Appliances        | Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Range Hood, Refrigerator, Washer, Window Coverings |
| Heating           | Forced Air, Natural Gas                                                                                                           |
| Cooling           | Central Air                                                                                                                       |
| Has Basement      | Yes                                                                                                                               |
| Basement          | Finished, Full                                                                                                                    |

### Exterior

|                   |                                                              |
|-------------------|--------------------------------------------------------------|
| Exterior Features | Private Entrance, Private Yard, Awning(s), Covered Courtyard |
| Lot Description   | Back Yard, Cul-De-Sac, Landscaped, Lawn, Private             |
| Roof              | Clay Tile                                                    |
| Construction      | Composite Siding, Stone, Wood Frame                          |
| Foundation        | Poured Concrete                                              |

### Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | February 27th, 2025 |
| Days on Market | 15                  |
| Zoning         | R-G                 |

**Listing Details**

Listing Office                RE/MAX Landan Real Estate

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