

# \$649,000 - 16746 24 Street Sw, Calgary

MLS® #A2218525

**\$649,000**

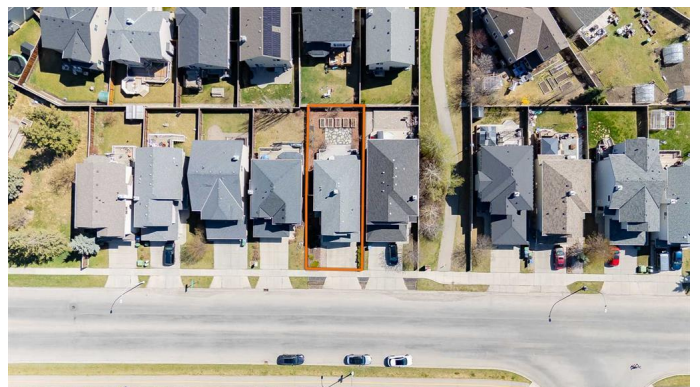
3 Bedroom, 3.00 Bathroom, 1,665 sqft

Residential on 0.09 Acres

Bridlewood, Calgary, Alberta

Perfectly positioned in the quiet, family-friendly community of Bridlewood, this well-maintained two-storey home offers over 1,600 square feet of thoughtfully designed living space and timeless charm. Lovingly cared for by its original owner, the property welcomes you with a double front-attached garage and a maintenance-free yard that makes outdoor upkeep effortless. Inside, you'll find a freshly repainted interior and a bright, open layout ideal for everyday living and entertaining. The upgraded kitchen features granite countertops, stainless steel appliances, rich cabinetry, and a raised breakfast bar that comfortably seats six—perfect for casual meals or hosting guests. The cozy living room is anchored by a gas fireplace and opens to a spacious deck overlooking the private backyard. Upstairs, three generous bedrooms include a spacious primary suite complete with dual sinks in the ensuite for added convenience. A brand new hot water tank and recently serviced furnace and ducts provide peace of mind. The unfinished basement offers endless possibilities for future development. Across the street, a beautiful green space enhances the sense of openness and connection to the outdoors, while quick access to Stoney Trail makes commuting a breeze. This is a rare opportunity to own a well-cared-for home in a prime location—move in and make it your own.

Built in 2005



## Essential Information

MLS® #	A2218525
Price	\$649,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,665
Acres	0.09
Year Built	2005
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	16746 24 Street Sw
Subdivision	Bridlewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 5H8

## Amenities

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached
# of Garages	2

## Interior

Interior Features	Breakfast Bar, Built-in Features, High Ceilings, Kitchen Island, Open Floorplan, Stone Counters
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Factory Built
Has Basement	Yes

Basement                      Full, Unfinished

**Exterior**

Exterior Features      Garden, Private Yard  
Lot Description        Back Yard, Front Yard, Garden, Landscaped, Rectangular Lot  
Roof                      Asphalt Shingle  
Construction          Stone, Vinyl Siding, Wood Frame  
Foundation            Poured Concrete

**Additional Information**

Date Listed              May 8th, 2025  
Zoning                    R-G

**Listing Details**

Listing Office            eXp Realty

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