

# \$435,000 - 66, 70 Beacham Way Nw, Calgary

MLS® #A2241552

**\$435,000**

3 Bedroom, 3.00 Bathroom, 1,256 sqft  
Residential on 0.00 Acres

Beddington Heights, Calgary, Alberta

Discover Comfort, Style & Space in  
Beddington

Welcome to this beautifully located Home (2 Storey Half Duplex) in the heart of Beddington, offering a perfect blend of modern upgrades, functional living, and serene green space views.

Step inside and be greeted by a bright, open-concept living room with soaring ceilings, high-end laminate flooring, and a cozy wood-burning fireplace – ideal for relaxing evenings or entertaining friends. The adjoining dining area opens to a private deck, where you'll enjoy wide open views and peaceful green space – a rare find in city living.

The well-appointed kitchen features granite countertops, stainless steel appliances, and ample cupboard and counter space, making it as practical as it is stylish.

Upstairs, you'll find three spacious bedrooms, including a primary suite with double closets and a private 3-piece ensuite. The other two bedrooms offer large windows and share a beautifully finished 4-piece bathroom – perfect for a growing family or guests.

The fully developed lower level adds exceptional versatility, with plenty of space for a media or games room and rough-in for a wet



bar. Youâ€™ll also love the dedicated laundry area, extra storage, and the overall sense of room to live and grow.

Whether you're a first-time buyer, downsizer, or investor, this home offers an incredible lifestyle and long-term value in a well-established community.

Donâ€™t miss your chance to own this move-in-ready townhouse with unbeatable views and space in Beddington. Book your showing today!

Built in 1980

**Essential Information**

MLS® #	A2241552
Price	\$435,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,256
Acres	0.00
Year Built	1980
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Active

**Community Information**

Address	66, 70 Beacham Way Nw
Subdivision	Beddington Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 1R8

**Amenities**

Amenities	None
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### Interior

Interior Features	No Smoking Home
Appliances	Dishwasher, Dryer, Refrigerator, Stove(s), Washer
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### Exterior

Exterior Features	Balcony
Lot Description	Backs on to Park/Green Space, Cul-De-Sac, Views, Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding
Foundation	Poured Concrete

### Additional Information

Date Listed	July 23rd, 2025
Days on Market	3
Zoning	M-C1 d38

### Listing Details

Listing Office	eXp Realty
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