

# \$499,900 - 45 Costa Mesa Close Ne, Calgary

MLS® #A2251829

**\$499,900**

3 Bedroom, 2.00 Bathroom, 1,750 sqft

Residential on 0.08 Acres

Monterey Park, Calgary, Alberta

Welcome to 45 Costa Mesa Close NE! 1750 square feet above grade for less than \$500k? Yes, it's still possible. This nicely maintained 4-level split located on a quiet street, steps from a playground in the heart of Monterey Park is sure to please. Central air conditioning is a must during summer heat waves, and this home is always cool and serene. Offering a flexible layout ideal for families or anyone needing defined living spaces, all within walking distance to schools, parks, shopping, and with easy access to major roads and the airport. The main level features a bright living/dining room with an open concept layout. The kitchen could be opened up with the removal of a couple of cabinets, giving the owner great sight lines throughout the main level. Upstairs offers two bedrooms, a full bathroom, and a nice sized ensuite and walk in closet. The third level adds even more space with a large family room featuring a gas fireplace for those cold winter nights. The lower level includes another bedroom and plenty of storage, as well as a brand new furnace for piece of mind this winter. This house has it all! Call your favourite realtor today!

Built in 1992

## Essential Information

MLS® #                      A2251829

Price                         \$499,900



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,750
Acres	0.08
Year Built	1992
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

### **Community Information**

Address	45 Costa Mesa Close Ne
Subdivision	Monterey Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T1Y6X1

### **Amenities**

Parking Spaces	2
Parking	Parking Pad

### **Interior**

Interior Features	No Smoking Home, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Range Hood, Refrigerator, Washer/Dryer
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Full, Partially Finished

### **Exterior**

Exterior Features	Private Yard
Lot Description	Back Yard, Few Trees, Lawn, Pie Shaped Lot
Roof	Asphalt Shingle

Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	August 27th, 2025
Days on Market	1
Zoning	R-CG

**Listing Details**

Listing Office	Royal LePage Mission Real Estate
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