

# \$799,900 - 96 Mt Douglas Point Se, Calgary

MLS® #A2258786

**\$799,900**

3 Bedroom, 3.00 Bathroom, 1,604 sqft  
Residential on 0.12 Acres

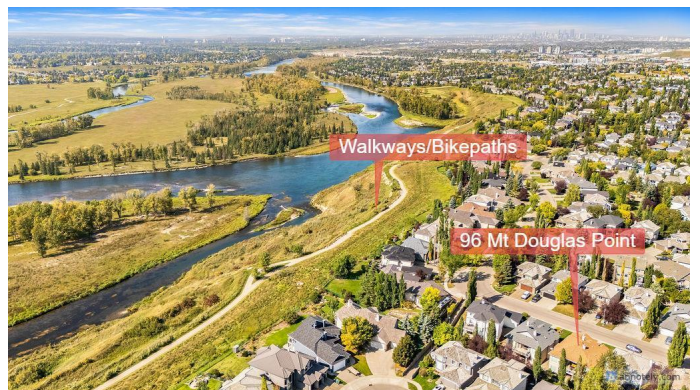
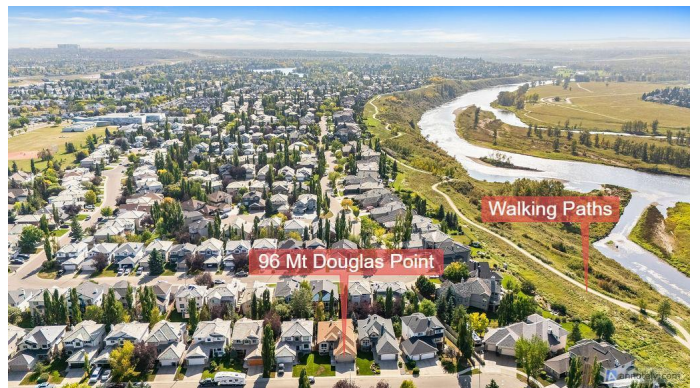
McKenzie Lake, Calgary, Alberta

Beautiful Jayman-Built Home Just Steps from the Ridge. Located only three homes off the ridge, this exceptional property offers immediate access to miles of walking and biking paths along the Bow River. Inside, youâ€™ll find impressive 10â€™ coffered ceilings and a stunning maple kitchen with abundant cabinetry, a large island, and a convenient central-vac dustpan feature. The spacious primary retreat includes a luxurious ensuite with double vanities, while the main floor also features a private office complete with custom maple built-ins. The fully developed walkout basement is warmed with in-floor heat and offers two additional bedrooms, a full bath, a rec room, and a family roomâ€”perfect for entertaining or family living. The heated garage includes in-floor heating as well as a durable epoxy floor. Enjoy beautiful mountain and ridge views from the deck of this move-in-ready home. A perfect blend of comfort, style, and location awaits!

Built in 1998

## Essential Information

MLS® #	A2258786
Price	\$799,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1



Square Footage	1,604
Acres	0.12
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	96 Mt Douglas Point Se
Subdivision	McKenzie Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3J9

### Amenities

Parking Spaces	4
Parking	Double Garage Attached, Heated Garage
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, Double Vanity, Granite Counters, High Ceilings, Kitchen Island, Bar
Appliances	Central Air Conditioner, Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Trash Compactor
Heating	In Floor, Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Great Room
Has Basement	Yes
Basement	Finished, Full, Walk-Out

### Exterior

Exterior Features	Garden, Other
Lot Description	Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame

Foundation                      Poured Concrete

**Additional Information**

Date Listed                      September 19th, 2025  
Zoning                              R-CG

**Listing Details**

Listing Office                      RE/MAX Realty Professionals

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