

\$574,900 - 128 Ventura Way Ne, Calgary

MLS® #A2268816

\$574,900

3 Bedroom, 3.00 Bathroom, 920 sqft

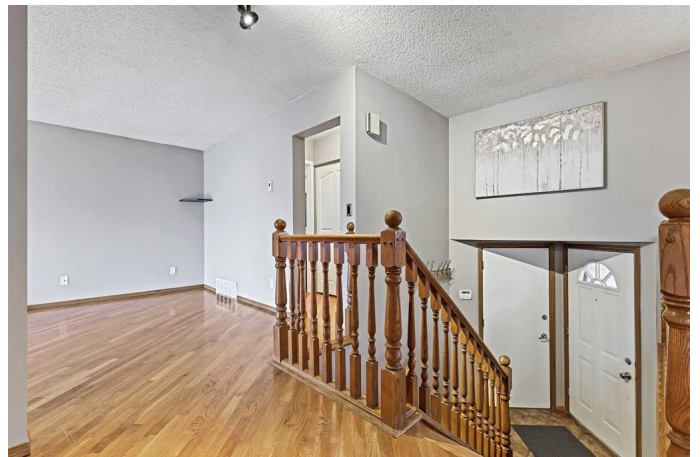
Residential on 0.09 Acres

Vista Heights, Calgary, Alberta

Welcome to Vista Heights, a quiet inner-city neighborhood just 10 MINUTES from DOWNTOWN. This family-friendly hidden gem features mature trees, established schools, nearby parks, and pride of ownership among long-time residents, with shopping and major routes just minutes away.

This RENOVATED and well-maintained bi-level offers 1,826 sq. ft. of total DEVELOPED living space, blending comfort and function with an inviting layout. The upper level features a bright living room, formal dining area, and a spacious family room that provides a SECOND FLEX SPACE for relaxing or entertaining. The open-concept kitchen features GRANITE countertops, espresso cabinetry, STAINLESS STEEL appliances, under-cabinet LIGHTING, and a deep undermount sink. A BAY WINDOW fills the space with natural light, and a convenient 2-piece bathroom completes the main floor. Downstairs are three comfortable bedrooms, including a spacious PRIMARY suite with an accent wall, DUAL closets, and a private 4-piece ENSUITE. Two additional bedrooms, a full 4-piece bathroom, and the laundry/mechanical area complete the lower level.

Outside, the home impresses with a MASSIVE BACK DECK ideal for dining or entertaining. There's plenty of room for outdoor furniture and a BBQ gas line ready for your setup. The fully fenced yard is low-maintenance and includes a small herb



garden, a storage shed, and gate access to the rear lane.

The HEATED double attached garage includes a 50-amp breaker panel with power that can support EV charging, along with shelving, cupboards, and a workbench. It is perfect for hobbyists or anyone needing extra workspace. CENTRAL VACUUM with attachments adds convenience throughout the home.

Notable updates include oak hardwood flooring (2017) on the main level, stairs, and basement hallways; carpet in bedrooms (2017); granite countertops (2017); hot water tank (2016); humidifier (2021); and roof and siding replaced in 2017, providing peace of mind for years to come.

This is an incredible opportunity to own a well-cared-for home just minutes from downtown, in a convenient community that offers both value and comfort. Donâ€™t miss out! Book your showing today!

Built in 1986

Essential Information

MLS® #	A2268816
Price	\$574,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	920
Acres	0.09
Year Built	1986
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

Community Information

Address	128 Ventura Way Ne
Subdivision	Vista Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2E 8G6

Amenities

Parking Spaces	4
Parking	Double Garage Attached, 220 Volt Wiring, Heated Garage
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), Central Vacuum, Granite Counters, Kitchen Island, No Smoking Home, Open Floorplan, Master Downstairs
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Brick Facing, See Remarks, Wood Burning, Decorative
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	BBQ gas line, Private Yard, Garden, Storage
Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Low Maintenance Landscape, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 6th, 2025
Zoning	R-CG

Listing Details

Listing Office	eXp Realty
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