

\$379,900 - 32 Mt Aberdeen Manor Se, Calgary

MLS® #A2271309

\$379,900

4 Bedroom, 2.00 Bathroom, 1,347 sqft

Residential on 0.06 Acres

McKenzie Lake, Calgary, Alberta

Welcome to this beautifully maintained townhome, perfectly situated just minutes from Fish Creek Park and the Bow River pathway system. Enjoy peaceful strolls, biking, and running with nature quite literally at your doorstep. All windows and doors have been replaced and custom blinds installed, along with the furnace, hot water and humidifier (around 2018). Entire home was painted around 2019. Inside, a bright and spacious foyer leads into the open-concept living room, complete with a cozy gas fireplace for those long winter nights. The updated kitchen is filled with natural light and features stainless steel appliances, abundant white cabinetry, and plenty of counter space. Upstairs, you'll find three generously sized bedrooms, including a primary retreat with a wall-to-wall closet. A well-appointed 4-piece bathroom completes the upper level. The fully developed basement offers incredible versatility with a large recreation room—ideal for a media space or kids' play area—along with an additional bedroom (non-conforming window), ample storage, and a convenient laundry area with washer and dryer included. A wonderful opportunity to own a spacious home in an unbeatable location close to parks, pathways, schools, amenities, and more. All windows and doors have been replaced and custom blinds installed, along with the furnace, hot water and humidifier (around 2018). Entire home was painted around 2019.



Built in 1998

Essential Information

MLS® #	A2271309
Price	\$379,900
Bedrooms	4
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,347
Acres	0.06
Year Built	1998
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	32 Mt Aberdeen Manor Se
Subdivision	McKenzie Lake
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3N8

Amenities

Amenities	Park, Parking, Playground
Parking Spaces	1
Parking	Driveway, Garage Door Opener, Single Garage Attached
# of Garages	1

Interior

Interior Features	No Animal Home, No Smoking Home
Appliances	Dishwasher, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Fireplace(s), Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1

Fireplaces	Family Room, Gas, Mantle, Tile
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	None
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 19th, 2025
Days on Market	1
Zoning	M-CG d44

Listing Details

Listing Office	RE/MAX First
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