\$419,900 - 16 Millrise Green Sw, Calgary

MLS® #A2234736

\$419,900

2 Bedroom, 2.00 Bathroom, 1,107 sqft Residential on 0.04 Acres

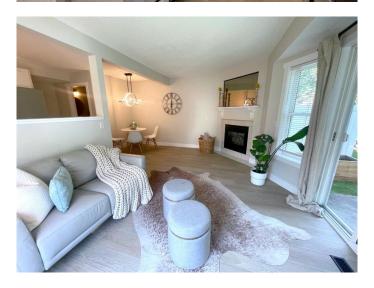
Millrise, Calgary, Alberta

Discover this beautifully renovated bare land condo END UNIT townhouse nestled in the heart of Millrise! This turn-key two-storey home offers a single attached garage, 2 large bedrooms undeveloped bsmt and a private backyard with concrete patioâ€"perfect for first-time buyers, investors, or downsizers. The main floor features NEW luxury vinyl plank flooring, FRESH paint throughout (including resprayed ceilings), NEW baseboards, doors, and casings. The fully updated kitchen showcases NEW cabinetry, Subway tile backsplash, modern countertops, NEW stainless steel appliances, and a NEW sink and fixtures. The bright dining area flows into the spacious living room with direct access to the PRIVATE backyard. Central gas fireplace with a mantle.

Upstairs, you'II find two oversized bedrooms, including a primary with walk-in closet, plus an NEW full bathroom with NEW tile flooring, NEW vanity, NEW toilets, and lighting. 3rd bedroom can be added upon request at no charge to the buyer. Brand new carpet throughout on the upper level adds warmth and comfort. Attached single garage, painted and drywalled adds convenience to your daily routine, ensuring your vehicle is protected from the elements and providing additional storage. Great schools around. Unfinished basement with laundry area and great development potential. Ask the our contractor and he will develop the bsmt for additional price. Hot water tank had been







replaced in 2023. New lighting and hardware throughout. NEW window coverings Enjoy walking distance to schools, parks, and shopping. Transit is steps away, and the Fish Creek, LRT station is just 5 minutes from your door. Quick access to Macleod Trail, Stoney Trail, and Shawnessy shopping centre make this a top-notch location for commuters and families alike. Corner uni, you will enjoy extra privacy. Cul-de-sac location. This fully updated home offers unbeatable value and low-maintenance living in a prime SW community. Just move in and enjoy!

Built in 1994

Essential Information

MLS® # A2234736

Price \$419,900

Bedrooms 2

Bathrooms 2.00

Full Baths 1

Half Baths 1

Square Footage 1,107

Acres 0.04

Year Built 1994

Type Residential

Sub-Type Row/Townhouse

Style 2 Storey
Status Active

Community Information

Address 16 Millrise Green Sw

Subdivision Millrise
City Calgary
County Calgary
Province Alberta
Postal Code T2Y 3E8

Amenities

Amenities Park, Parking, Playground, Snow Removal, Visitor Parking

Parking Spaces 2

Parking Concrete Driveway, Driveway, Garage Door Opener, Insulated, Single

Garage Attached

of Garages 1

Interior

Interior Features Closet Organizers, Vinyl Windows, Walk-In Closet(s)

Appliances Dishwasher, Electric Stove, Garage Control(s), Refrigerator,

Washer/Dryer, Window Coverings

Heating Forced Air, Natural Gas

Cooling None
Fireplace Yes
of Fireplaces 1

Fireplaces Gas, Living Room, Mantle

Has Basement Yes

Basement Full, Unfinished

Exterior

Exterior Features Playground, Private Entrance, Private Yard

Lot Description Backs on to Park/Green Space, Corner Lot, Cul-De-Sac, Front Yard,

Fruit Trees/Shrub(s), Greenbelt, Landscaped, Lawn, Private, Treed,

Underground Sprinklers

Roof Asphalt Shingle

Construction Vinyl Siding, Wood Frame

Foundation Poured Concrete

Additional Information

Date Listed June 25th, 2025

Days on Market 62

Zoning M-CG d44

Listing Details

Listing Office Real Estate Professionals Inc.

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