

\$499,000 - 54 Crestridge Common Sw, Calgary

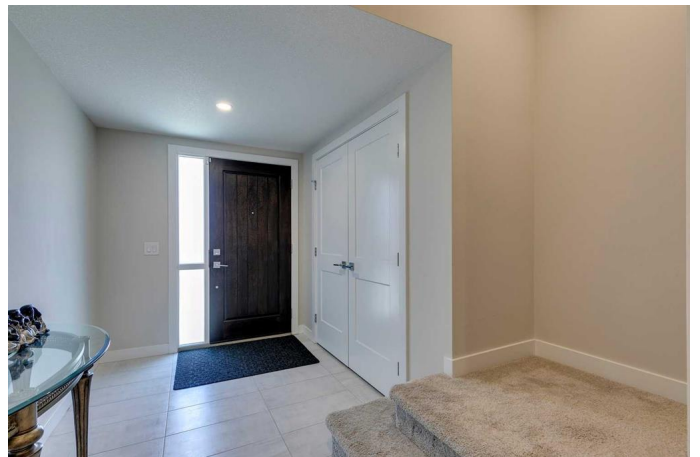
MLS® #A2235799

\$499,000

2 Bedroom, 3.00 Bathroom, 1,447 sqft
Residential on 0.03 Acres

Crestmont, Calgary, Alberta

Modern 2-Bedroom Townhouse for Sale in Crestmont SW Calgary | Steps to Nature & Quick Access to Downtown and the Rockies. Discover the perfect combination of modern design, natural beauty, and everyday convenience in this beautifully finished 2-bedroom, 2.5-bathroom townhouse in Calgary's sought-after Crestmont community. Located in the city's prestigious southwest, this stylish home is ideal for first-time buyers, downsizers, or investors seeking a low-maintenance lifestyle in a peaceful, family-friendly neighbourhood. Step inside and experience the bright, open-concept main floor, where large windows fill the space with natural light. The contemporary kitchen is a chef's dream, featuring quartz countertops, sleek cabinetry, stainless steel appliances, and an oversized island—perfect for casual dining or entertaining guests. The spacious living and dining areas flow effortlessly to a private balcony, ideal for morning coffee or relaxing with sunset views. Upstairs, you'll find two generously sized bedrooms, each with its own full bathroom. The primary suite offers a tranquil retreat with a walk-in closet and a modern 4-piece ensuite. The second bedroom also includes a 4-piece bathroom, making it ideal for guests, roommates, or growing families. A convenient main-floor powder room adds extra functionality. This well-maintained townhouse is just a short walk from the Crestmont Community Centre, offering a



splash park, playgrounds, walking trails, and year-round amenities. You're also just minutes from top-rated schools, Aspen Landing and West Springs shopping and dining, and major commuter routes. Outdoor enthusiasts will love being just 10 minutes from Winsport/Canada Olympic Park and less than an hour from the Rocky Mountains via direct access to Highway 1. Whether you're looking to live, rent, or invest, this move-in ready Crestmont townhouse offers unbeatable value, modern comforts, and one of Calgary's most scenic locations. Don't miss this opportunity—schedule your private showing today!

Built in 2019

Essential Information

| | |
|----------------|---------------|
| MLS® # | A2235799 |
| Price | \$499,000 |
| Bedrooms | 2 |
| Bathrooms | 3.00 |
| Full Baths | 2 |
| Half Baths | 1 |
| Square Footage | 1,447 |
| Acres | 0.03 |
| Year Built | 2019 |
| Type | Residential |
| Sub-Type | Row/Townhouse |
| Style | 3 Storey |
| Status | Active |

Community Information

| | |
|-------------|-------------------------|
| Address | 54 Crestridge Common Sw |
| Subdivision | Crestmont |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T3B 6J5 |

Amenities

| | |
|----------------|------------------------|
| Amenities | Other |
| Parking Spaces | 2 |
| Parking | Single Garage Attached |
| # of Garages | 1 |

Interior

| | |
|-------------------|---|
| Interior Features | Closet Organizers, Walk-In Closet(s) |
| Appliances | Dishwasher, Dryer, Electric Oven, Electric Stove, Garage Control(s), Microwave, Oven, Refrigerator, Washer/Dryer, Tankless Water Heater |
| Heating | Forced Air, Natural Gas |
| Cooling | None |
| Basement | None |

Exterior

| | |
|-------------------|-----------------------------|
| Exterior Features | Balcony |
| Lot Description | Low Maintenance Landscape |
| Roof | Asphalt Shingle |
| Construction | Concrete, Stone, Wood Frame |
| Foundation | Poured Concrete |

Additional Information

| | |
|----------------|----------------|
| Date Listed | July 2nd, 2025 |
| Days on Market | 5 |
| Zoning | DC |
| HOA Fees | 365 |
| HOA Fees Freq. | ANN |

Listing Details

| | |
|----------------|-------------|
| Listing Office | Real Broker |
|----------------|-------------|

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