$1,299,900 - 158 69 Street Sw, Calgary

MLS® #A2249526

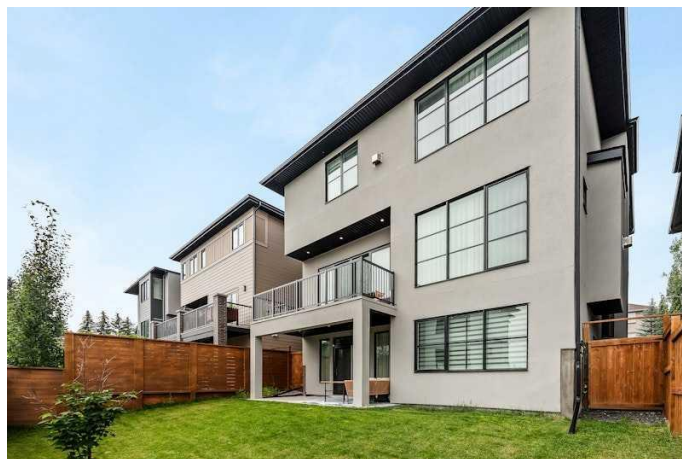## $1,299,900

4 Bedroom, 4.00 Bathroom, 2,569 sqft
Residential on 0.08 Acres

Strathcona Park, Calgary, Alberta

Spacious living, modern finishes, and a fully developed walkout basementâ€"this home combines comfort and convenience in one of Calgaryâ€™s most desirable west side communities. Encompassing more than 3,500 sq. ft. of developed space, the home features a functional design suited to both daily life and entertaining. Built in 2020, it also comes with the balance of the new home warranty for added peace of mind.

Step inside to soaring 10-foot ceilings, wide-plank hardwood, and oversized windows with custom coverings that fill the main level with natural light. The kitchen is both stylish and functional with full-height cabinetry, quartz counters, a gas cooktop, stainless steel appliances, built-in wine storage, and an incredible walk-in pantry. The kitchen connects seamlessly to the dining and living areas, making it the true heart of the home.

Upstairs youâ€™ll find 9-foot ceilings, a full laundry room, and three generously sized bedrooms, including a primary retreat with a spa-inspired ensuite. Here youâ€™ll enjoy dual vanities, a soaker tub, and a separate shower, complemented by a cozy two-sided fireplace and heated floors. A generous walk-in closet adds the finishing touch, providing ample storage and organization. A bonus room adds versatility to the upper levelâ€"perfect as a family room, home office, or playroom, ready to serve as the space you

need it to be.

The fully finished walkout basement expands the living space with a large rec room, built-in wet bar, fourth bedroom, full bathroom, and plenty of storageâ€"ideal for guests, teenagers, or extended family. From here, you step directly into the low-maintenance backyard, a flexible outdoor space for kids or pets to enjoy, or a blank canvas to create your dream garden!

The attached double garage is insulated, drywalled, and upgraded with epoxy-coated floors, connecting directly to a spacious mudroom that helps keep daily life organized.

Located on a quiet street in Strathcona Park, close to parks, pathways, and top-rated schools, with quick access to downtown and west side amenities, this home is perfectly suited for families and professionals alike.

Built in 2020

Essential Information

MLS® #	A2249526
Price	$1,299,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,569
Acres	0.08
Year Built	2020
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	158 69 Street Sw
Subdivision	Strathcona Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	t3h 5c7

Amenities

Parking Spaces	4
Parking	Double Garage Attached, Driveway, Garage Faces Front, Insulated
# of Garages	2

Interior

Interior Features	Built-in Features, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Pantry, Walk-In Closet(s), Wet Bar
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Cooktop, Microwave, Oven-Built-In, Range Hood, Refrigerator, Washer, Water Softener, Window Coverings
Heating	In Floor, Fireplace(s), Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Living Room, Master Bedroom
Has Basement	Yes
Basement	Finished, Full, Walk-Out

Exterior

Exterior Features	Private Yard
Lot Description	Back Yard, Rectangular Lot
Roof	Asphalt Shingle
Construction	Cement Fiber Board, Stone, Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	August 19th, 2025
Zoning	DC

Listing Details

Listing Office	RE/MAX House of Real Estate