

\$724,900 - 20 Edgehill Rise Nw, Calgary

MLS® #A2260172

\$724,900

3 Bedroom, 4.00 Bathroom, 1,785 sqft

Residential on 0.13 Acres

Edgemont, Calgary, Alberta

Welcome to 20 Edgehill Rise NW, a charming 3-bedroom, 3.5-bathroom home nestled in the highly sought-after community of Edgemont. This property offers the perfect balance of comfort, functionality, and natural beauty, making it ideal for families and those who love to entertain.

From the west-facing front deck, enjoy breathtaking mountain views while soaking up the evening sun. At the back, this home opens onto a serene green space, creating a private, park-like setting with beautifully landscaped gardens – perfect for morning coffee, family gatherings, or peaceful outdoor relaxation. Inside, you’ll find 1,785 sq.ft. above grade with a versatile and functional floor plan. The main level boasts multiple living and dining areas, providing plenty of space for both casual family living and formal entertaining. Large windows throughout the home flood the space with natural light, creating a bright and inviting atmosphere.

The spacious kitchen offers ample storage and flows seamlessly into the breakfast nook and family room, where you can cozy up by the fireplace. Upstairs, the primary suite features an ensuite bathroom, complemented by two additional bedrooms and another full bath. The fully developed basement includes a large rec room, additional bathroom, and flexible spaces for a home gym, playroom, or home office. Located in one of Calgary’s most desirable school districts, this home is designated for CBE schools: Edgemont School (K-5), Tom



Baines School (6-9), Sir Winston Churchill
High School (10-12, IB Program)
With its incredible location, thoughtful layout,
and proximity to parks, walking paths,
shopping, and top-rated schools, this home
truly has it all.
Donâ€™t miss your chance to scoop up a
spectacular home in an amazing community!
Book your showing today!

Built in 1979

Essential Information

MLS® #	A2260172
Price	\$724,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,785
Acres	0.13
Year Built	1979
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	20 Edgehill Rise Nw
Subdivision	Edgemont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3A 2V4

Amenities

Parking Spaces	4
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Breakfast Bar, Built-in Features, Central Vacuum, Closet Organizers, No Smoking Home, Storage
Appliances	Dishwasher, Electric Range, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Many Trees, No Neighbours Behind, Private
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 26th, 2025
Zoning	R-CG

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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