# \$539,900 - 116 Point Drive Nw, Calgary

MLS® #A2271488

### \$539,900

2 Bedroom, 2.00 Bathroom, 1,292 sqft Residential on 0.00 Acres

Point McKay, Calgary, Alberta

Welcome to Point McKayâ€"an inner-city villa community that feels like a quiet retreat while offering unbeatable access to the city. Steps from the Bow River, parks, and pathwaysâ€"including Edworthy Park and the Douglas Fir Trailâ€"this serene, tree-lined enclave delivers a genuine "mountain-villa― vibe right in Calgary's core.

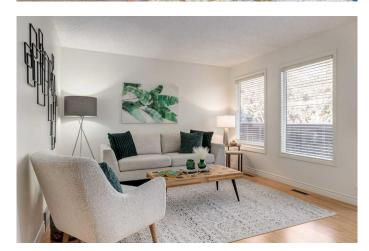
This well-priced townhome features a fenced yard backing onto a spacious greenbelt reserve, creating privacy and a wonderful connection to the community's park-like setting. The front-drive single attached garage provides secure indoor parkingâ€"especially appreciated as winter approachesâ€"and the full unfinished basement offers excellent storage or future development potential.

Inside, the unique five-level split floorplan showcases a bright living room with soaring ceilings and direct access to the garden. The upper-level kitchen enjoys sunny south exposure, original cabinetry in great condition, newer appliances, a breakfast nook, and a dedicated dining area. A convenient half bath completes this level.

Upstairs, a cozy bonus room and second bedroom create great separation of space, while the top-floor primary bedroom features south-facing windows, a walk-in closet, and access to the full bathroom. A neutral







paletteâ€"white walls, clean carpets, and maple-tone laminate flooringâ€"makes this home truly move-in ready.

All of this in an unbeatable location with quick access to the Foothills Medical Centre, University of Calgary, and the University District, plus an easy bike ride to downtown and swift routes west for weekend mountain adventures.

Built in 1979

#### **Essential Information**

MLS® # A2271488 Price \$539,900

Bedrooms 2
Bathrooms 2.00
Full Baths 1

Half Baths 1

Square Footage 1,292 Acres 0.00 Year Built 1979

Type Residential

Sub-Type Row/Townhouse

Style 5 Level Split

Status Active

# **Community Information**

Address 116 Point Drive Nw

Subdivision Point McKay

City Calgary
County Calgary
Province Alberta
Postal Code T3B5B3

### **Amenities**

Amenities Snow Removal, Visitor Parking

Parking Spaces 1

Parking Single Garage Attached

# of Garages 1

#### Interior

Interior Features See Remarks

Appliances Dishwasher, Dryer, Electric Stove, Refrigerator, Washer, Window

Coverings

Heating Forced Air

Cooling None Has Basement Yes

Basement Full

## **Exterior**

Exterior Features Other

Lot Description See Remarks

Roof Asphalt Shingle

Construction Wood Frame, Wood Siding

Foundation Poured Concrete

#### **Additional Information**

Date Listed November 19th, 2025

Zoning DC

# **Listing Details**

Listing Office Real Broker

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