

# \$649,900 - 261 Douglas Ridge Circle Se, Calgary

MLS® #A2218385

**\$649,900**

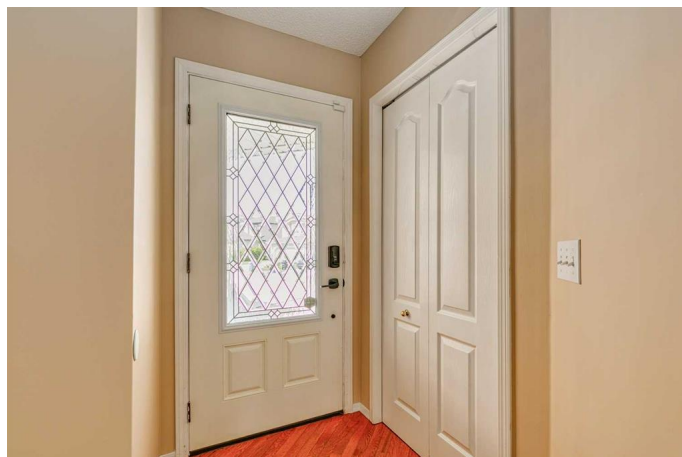
3 Bedroom, 4.00 Bathroom, 1,932 sqft

Residential on 0.10 Acres

Douglasdale/Glen, Calgary, Alberta

Pride of ownership shines throughout this beautifully maintained and freshly painted 1931 sq ft two-storey home, nestled on a quiet close in the highly sought-after community of Douglasdale. Featuring 3 bedrooms, 3.5 baths, central A/C, and a fully developed basement, this home is freshly painted and move-in ready. Step into an inviting main floor with rich hardwood flooring and a flexible front room that can be used as a formal dining area or a home office. The updated kitchen boasts matching cabinetry and granite countertops with a brand new refrigerator and flows seamlessly into the cozy family room with a gas fireplace. A 2-piece powder room and laundry area with a new washer and dryer, just a few steps down - complete the main level. Upstairs, you'll find a spacious bonus room, a luxurious primary retreat with a 5-piece en-suite featuring a jetted tub, a second bedroom, and a full bathroom. The fully finished basement adds even more living space with a large rec room complete with a built-in wet bar, a third bedroom, and a 4-piece bathroom with a jetted tub and heated floors. Enjoy your own private backyard, complete with low-maintenance landscapingâ€”perfect for relaxing or entertaining. This home truly checks all the boxesâ€”don't miss your chance to own a gem in Douglasdale! Book your private showing today!

Built in 1998



## Essential Information

MLS® #	A2218385
Price	\$649,900
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,932
Acres	0.10
Year Built	1998
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	261 Douglas Ridge Circle Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3H5

## Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Built-in Features, French Door, Jetted Tub, Kitchen Island, No Smoking Home, Open Floorplan, Soaking Tub, Storage, Vaulted Ceiling(s), Wet Bar
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Electric, Gas

Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Landscaped, Low Maintenance Landscape, No Neighbours Behind
Roof	Asphalt Shingle
Construction	Stone, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	May 9th, 2025
Days on Market	7
Zoning	R-CG

## Listing Details

Listing Office	Charles
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