

\$515,000 - 628 Cantrell Drive Sw, Calgary

MLS® #A2270061

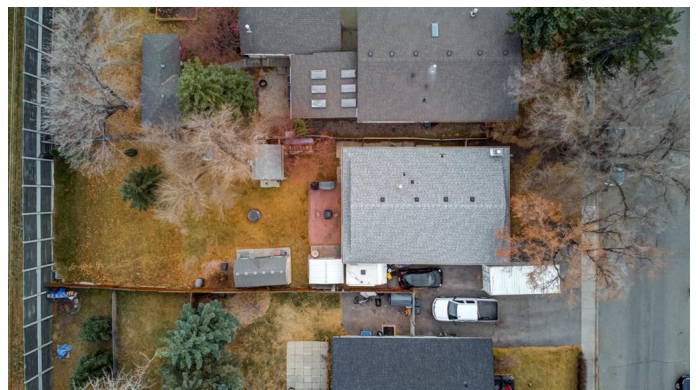
\$515,000

3 Bedroom, 2.00 Bathroom, 1,120 sqft

Residential on 0.16 Acres

Canyon Meadows, Calgary, Alberta

****OPEN HOUSE: SUNDAY, NOVEMBER 16 FROM 2PM - 4PM**** HOME SWEET HOME in Canyon Meadows! Welcome to your incredible opportunity in one of Calgary's most established & desirable SW communities. This well-maintained BUNGALOW ON A MASSIVE 47' x 155' LOT WITH NO NEIGHBOURS BEHIND offers endless potential for renovators, investors, and families looking to personalize a home in an amazing location. Sitting on a RARE, DEEP LOT, this property is zoned R-CG, allowing for future suite potential, or redevelopment. With a SEPARATE SIDE ENTRANCE, huge yard, multiple sheds, and plenty of space to build your dream garage, this home is loaded with long-term value. The main floor features 3 BEDROOMS, a bright living room with a large, upgraded window, dining area, full 4-piece bath, and a convenient 2-PIECE ENSUITE in the primary bedroom. The lower level offers a spacious rec room with wood-burning fireplace, perfect for entertaining, movie nights, or future suite build-out, plus tons of storage & laundry space. Recent updates include FRESH PAINT, WATER TANK (2021), FURNACE MOTOR (~2018), upgraded meter & shut-off valve, and NEWER FRONT WINDOW with lifetime warranty, so some of the big-ticket items are done for you! Outside, the backyard is truly a showstopper: room for gardening, play areas, future garage, RV parking, you name it. Enjoy quiet suburban living with urban convenience: LRT ACCESS,



SCHOOLS, PARKS SHOPPING,
COMMUNITY POOL, RESTAURANTS, FISH
CREEK PARK & major roadways just minutes
away. Whether you're looking to update and
enjoy, hold as a rental, or redevelop in the
future, this Canyon Meadows GEM delivers
space, location, and potential that is hard to
beat. Book your private tour today!

Built in 1972

Essential Information

MLS® #	A2270061
Price	\$515,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,120
Acres	0.16
Year Built	1972
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

Community Information

Address	628 Cantrell Drive Sw
Subdivision	Canyon Meadows
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2W 1W7

Amenities

Parking Spaces	3
Parking	Driveway, Parking Pad

Interior

Interior Features	Built-in Features, Closet Organizers, Laminate Counters, No Smoking Home, See Remarks, Separate Entrance
Appliances	Dryer, Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Basement, Wood Burning
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Fire Pit, Other, Private Yard, Storage
Lot Description	Back Yard, City Lot, Front Yard, Fruit Trees/Shrub(s), Landscaped, Low Maintenance Landscape, No Neighbours Behind, Private, Rectangular Lot, See Remarks, Views
Roof	Asphalt Shingle
Construction	Brick, Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 13th, 2025
Zoning	R-CG

Listing Details

Listing Office	Century 21 Bamber Realty LTD.
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