

\$415,000 - 16, 28 Berwick Crescent Nw, Calgary

MLS® #A2250344

\$415,000

3 Bedroom, 4.00 Bathroom, 1,312 sqft

Residential on 0.00 Acres

Beddington Heights, Calgary, Alberta

Welcome to this spacious and well-maintained 3 bedroom, 3.5 bathroom townhome at Berkshire Village in the desirable community of Beddington Heights. Featuring a private yard with patio and an attached double garage, this home offers both comfort and convenience in a family-friendly setting. This end unit is bright and airy, with vaulted ceiling and soaring floor-to-ceiling windows in the living room that flood the space with natural light. A cozy gas fireplace adds warmth, while newer flooring, paint, and updated windows provide a modern touch. The functional kitchen includes a breakfast bar and plenty of counter space, with a separate dining area with large bay window, perfect for family meals or entertaining. A conveniently located half bathroom completes this level. Upstairs, the generous primary bedroom boasts a four-piece ensuite and ample closet space, while two additional bedrooms share the updated four-piece main bathroom. Large windows throughout, including a charming bay window in one of the bedrooms, enhance the bright and welcoming feel. The fully developed basement adds even more living space with a versatile den and a spacious recreation room, that can be separated by French doors—ideal for a home office or quiet retreat. A three-piece bathroom, large mechanical room that houses a new furnace, along with laundry and abundant storage complete the lower level. With its thoughtful updates, private outdoor space, and prime location close to schools, parks,



shopping, and transit, this townhome is ready for its next family to move in and enjoy.

Built in 1979

Essential Information

MLS® #	A2250344
Price	\$415,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,312
Acres	0.00
Year Built	1979
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

Community Information

Address	16, 28 Berwick Crescent Nw
Subdivision	Beddington Heights
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3K 1Y7

Amenities

Amenities	Playground, Visitor Parking
Parking Spaces	2
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Ceiling Fan(s), No Animal Home, Vinyl Windows, Central Vacuum
Appliances	Dishwasher, Electric Stove, Garage Control(s), Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Stone
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Private Yard, Private Entrance
Lot Description	Corner Lot, Cul-De-Sac
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	September 4th, 2025
Days on Market	73
Zoning	M-C1 d100

Listing Details

Listing Office	eXp Realty
----------------	------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.