

# \$478,000 - 123 Castleglen Road Ne, Calgary

MLS® #A2260492

**\$478,000**

3 Bedroom, 2.00 Bathroom, 934 sqft

Residential on 0.09 Acres

Castleridge, Calgary, Alberta

Welcome to this 4-level split detached home, perfectly situated in the family friendly community of Castleridge! THIS PROPERTY IS IDEAL FOR FIRST TIME HOMEBUYERS, OFFERING A FANTASTIC OPPORTUNITY TO OFFSET YOUR MORTGAGE WITH A 1 BEDROOM ILLEGAL SUITE, COMPLETE WITH ITS OWN SEPARATE ENTRANCE. Step inside and discover a functional layout across four levels, providing ample space for comfortable living. The main floor features a bright living area, while upper level offer spacious bedrooms and a bathroom. Enjoy the convenience of being just steps away from shopping centers, playgrounds, and schools, making daily errands and family outings a breeze. With its prime location and MORTGAGE HELPER potential, this home truly presents an incredible value. Don't miss out on this excellent opportunity to enter the housing market.

"For added peace of mind, a pre-listing HOME INSPECTION has been completed. Inquire for details."

Built in 1980

## Essential Information

MLS® # A2260492

Price \$478,000

Bedrooms 3



|                |               |
|----------------|---------------|
| Bathrooms      | 2.00          |
| Full Baths     | 2             |
| Square Footage | 934           |
| Acres          | 0.09          |
| Year Built     | 1980          |
| Type           | Residential   |
| Sub-Type       | Detached      |
| Style          | 4 Level Split |
| Status         | Active        |

### Community Information

|             |                        |
|-------------|------------------------|
| Address     | 123 Castleglen Road Ne |
| Subdivision | Castleridge            |
| City        | Calgary                |
| County      | Calgary                |
| Province    | Alberta                |
| Postal Code | T3J 1P2                |

### Amenities

|                |             |
|----------------|-------------|
| Parking Spaces | 4           |
| Parking        | Parking Pad |

### Interior

|                   |                                                                                                                  |
|-------------------|------------------------------------------------------------------------------------------------------------------|
| Interior Features | Laminate Counters, Separate Entrance                                                                             |
| Appliances        | Dishwasher, Microwave Hood Fan, Refrigerator, Washer/Dryer, Convection Oven, Electric Cooktop, Induction Cooktop |
| Heating           | Fireplace(s), Forced Air, Natural Gas                                                                            |
| Cooling           | None                                                                                                             |
| Fireplace         | Yes                                                                                                              |
| # of Fireplaces   | 1                                                                                                                |
| Fireplaces        | Gas Log                                                                                                          |
| Has Basement      | Yes                                                                                                              |
| Basement          | Full                                                                                                             |

### Exterior

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Fire Pit            |
| Lot Description   | Back Yard           |
| Roof              | Asphalt Shingle     |
| Construction      | Vinyl Siding, Mixed |

Foundation                Poured Concrete

**Additional Information**

Date Listed                September 27th, 2025  
Days on Market        50  
Zoning                      R-CG

**Listing Details**

Listing Office            URBAN-REALTY.ca

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