



**GRASSROOTS**  
REALTY GROUP

1-833-477-6687  
aloha@grassrootsrealty.ca

**52 Penswood Place SE**  
**Calgary, Alberta**

**MLS # A2217627**



**\$590,000**

<b>Division:</b>	Penbrooke Meadows		
<b>Type:</b>	Residential/House		
<b>Style:</b>	4 Level Split		
<b>Size:</b>	1,102 sq.ft.	<b>Age:</b>	1974 (51 yrs old)
<b>Beds:</b>	4	<b>Baths:</b>	2
<b>Garage:</b>	Double Garage Detached		
<b>Lot Size:</b>	0.19 Acre		
<b>Lot Feat:</b>	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Irregular Lot, Landscaped, La		

<b>Heating:</b>	Forced Air, Natural Gas	<b>Water:</b>	-
<b>Floors:</b>	Ceramic Tile, Hardwood, Laminate	<b>Sewer:</b>	-
<b>Roof:</b>	Asphalt Shingle	<b>Condo Fee:</b>	-
<b>Basement:</b>	Finished, Full, Suite, Walk-Up To Grade	<b>LLD:</b>	-
<b>Exterior:</b>	Aluminum Siding	<b>Zoning:</b>	R-CG
<b>Foundation:</b>	Poured Concrete	<b>Utilities:</b>	-
<b>Features:</b>	Bookcases, Built-in Features, Closet Organizers, Dry Bar, See Remarks, Separate Entrance		

**Inclusions:** Play structure , Bbq , shed and wood playhouse

Welcome to this spacious and beautifully updated 4-level split in the heart of Penbrooke Meadows, nestled on a quiet cul-de-sac in Calgary's southeast! Sitting on an absolutely massive lot, this property offers room to roam and endless potential—complete with RV parking, an oversized double garage, and additional parking in the back. Inside, you'll love the newly updated kitchen, fresh paint, and resurfaced hardwood floors on the main level. The upper floor features three bedrooms, including a full bathroom with a cheater door to the primary bedroom for added convenience. Downstairs, a fully developed illegal suite offers fantastic flexibility with a full kitchen large dining room ,large bedroom, living room area with a fireplace and a den / bedroom ( no window ) perfect for extended family or extra income potential. Step into your own private backyard oasis, ideal for summer BBQs, gardening, or simply relaxing under the open sky. Sitting on a massive over 8,000 square-foot lot, this property offers room to roam and endless potential—complete with RV parking, an oversized double garage, and additional parking in the back. The backyard oasis also features a playhouse, play structure, and BBQ area, making it the perfect outdoor retreat for families and entertainers alike. This is a rare opportunity to own a versatile home on one of the largest lots in the area, with updates already done and room for your own personal touches. Don't miss out! Welcome to Penbrooke Meadows—Calgary's southeast gem where community spirit meets everyday convenience! This vibrant, family-friendly neighborhood is known for its tree-lined streets, oversized lots, and that "everyone-knows-your-name" kind of charm. Whether you're chasing kiddos through the nearby parks, grabbing

groceries around the corner, or waving to neighbors from your front step, life here feels refreshingly connected. Penbrooke offers easy access to schools, shopping, public transit, and major roads—so whether you’re commuting downtown or heading out for a weekend adventure, you’re always well-positioned. And did we mention the lot sizes? They’re BIG. Like, host-a-BBQ-with-40-friends-and-still-have-room-for-a-bouncy-castle big. If you’re looking for a community that mixes value, space, and a friendly vibe, Penbrooke Meadows might just be your perfect match