



GRASSROOTS
REALTY GROUP

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

72 Christie Park Hill SW
Calgary, Alberta

MLS # A2242398



\$760,000

Division:	Christie Park		
Type:	Residential/House		
Style:	4 Level Split		
Size:	1,569 sq.ft.	Age:	1989 (36 yrs old)
Beds:	4	Baths:	3
Garage:	Double Garage Attached		
Lot Size:	0.13 Acre		
Lot Feat:	Corner Lot, Irregular Lot, No Neighbours Behind, Sloped, Views		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Finished, Full	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	French Door, High Ceilings, Quartz Counters		

Inclusions: n/a

Discover your dream family home at 72 Christie Park Hill SW — where panoramic city views meet everyday functionality. This beautifully updated 4-level split offers over 2,100 sq ft of versatile living space, ideal for professionals and growing families. Enjoy quartz countertops, vinyl plank flooring, a cozy fireplace, and a bright kitchen with a new fridge and breakfast nook overlooking downtown. The spacious primary suite features an ensuite and incredible skyline views. With four bedrooms, three full baths, a flexible lower level, and no rear neighbours, there's room for work, play, and relaxation. Located on a quiet corner lot in sought-after Christie Park — close to schools, transit, parks, and downtown. Immediate possession. Poly-B replaced. A rare opportunity to live where lifestyle, location, and value align.