



**467 Berkley Crescent NW
Calgary, Alberta**

MLS # A2280704



\$665,000

Division: Beddington Heights

Type: Residential/House

Style: Bungalow

Size: 1,081 sq.ft. **Age:** 1978 (48 yrs old)

Beds: 4 **Baths:** 2 full / 1 half

Garage: Triple Garage Detached

Lot Size: 0.10 Acre

Lot Feat: Back Lane, Back Yard, Few Trees, Front Yard, Rectangular Lot

Heating: Forced Air

Water: -

Floors: Carpet, Tile, Vinyl Plank

Sewer: -

Roof: Asphalt Shingle

Condo Fee: -

Basement: Full

LLD: -

Exterior: Vinyl Siding, Wood Frame

Zoning: R-CG

Foundation: Poured Concrete

Utilities: -

Features: No Animal Home, No Smoking Home, Open Floorplan, Quartz Counters, Storage

Inclusions: Water Softener (As-Is), Front Door and Back Door Keypad Locks

This beautifully updated home offers a RARE heated triple car garage and thoughtful upgrades throughout. The kitchen showcases new quartz countertops, brand-new appliances, and timeless white shaker-style cabinetry, seamlessly flowing into a dining area that easily accommodates a large table that is perfect for family gatherings. The spacious living room is highlighted by a brand-new window, filling the space with natural light from the south-facing exposure. The primary bedroom comfortably fits king-sized furniture and features a large closet and an updated 2-piece ensuite with lots of counter space. Two additional bedrooms offer ample closet space, while the main 3-piece bathroom is complete with a stunning tile-surround shower and 10mm glass. The fully finished basement includes a fourth bedroom, generous recreation room, flex space (previously used as a hair studio), a large 4-piece bathroom, and a laundry room with plenty of storage. Outside, enjoy low-maintenance landscaping and a spacious patio that is ideal for relaxing or entertaining. With ample room for vehicles, toys, and storage, the heated triple-car garage truly sets this home apart. Ideally located just a 2-minute walk to Huntington Hills Off-Leash Dog Park and a 10-minute walk to Beddington Square, offering easy access to all amenities.