



**311 Parkglen Crescent SE
Calgary, Alberta**

MLS # A2292910



\$674,900

Division:	Parkland		
Type:	Residential/House		
Style:	Bi-Level		
Size:	1,451 sq.ft.	Age:	1975 (51 yrs old)
Beds:	5	Baths:	3
Garage:	Alley Access, Double Garage Detached		
Lot Size:	0.13 Acre		
Lot Feat:	Back Lane, Back Yard, Rectangular Lot		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Hardwood, Laminate	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Brick, Vinyl Siding, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	See Remarks		

Inclusions: None

****OPEN HOUSE Sunday, March 15th, 2-4pm** Handyman Special / Fixer Upper Opportunity in Parkland! Bring your vision and build sweat equity in this spacious bi-level offering over 2,700 sq ft of developed potential. The main level features approximately 1,450 sq ft, plus an additional 1,264 sq ft basement space, creating excellent room for renovation and customization. This home offers 5 bedrooms and 3 bathrooms, making it ideal for families, investors, or renovators looking for a project in a well-established southeast community. The functional layout provides strong upside for those willing to update and modernize. Situated on a large lot with rear alley access, the property includes a double detached garage and generous yard space — perfect for future landscaping, outdoor living improvements, or additional parking flexibility. Located in the desirable community of Parkland, close to schools, parks, shopping, and Fish Creek Park. Outstanding opportunity to add value in a prime location. *Some images have been virtually staged for illustrative purposes.**