



**555 Queensland Circle SE
Calgary, Alberta**

MLS # A2295695



\$639,900

Division:	Queensland		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,666 sq.ft.	Age:	1975 (51 yrs old)
Beds:	4	Baths:	2
Garage:	Double Garage Detached		
Lot Size:	0.15 Acre		
Lot Feat:	Back Lane, Corner Lot, Fruit Trees/Shrub(s), Landscaped, Pie Shaped Lot		

Heating:	Forced Air	Water:	-
Floors:	Carpet, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full	LLD:	-
Exterior:	Aluminum Siding , Stucco, Wood Frame	Zoning:	R-CG
Foundation:	Poured Concrete	Utilities:	-
Features:	Central Vacuum, Primary Downstairs, Storage, Vaulted Ceiling(s)		

Inclusions: Ring doorbell camera, 3 garden sheds, garage heater, patio furniture, hot tub (as is), deck storage box, 2 rain barrels, storage racks and tool bench and built in garage shelving, basketball hoop, attached storage shelves in basement, attached shop vac in garage

Welcome to this beautifully maintained home, nestled on a quiet, established street in the highly desirable community of Queensland. Situated on a massive corner pie lot, this property offers outstanding outdoor space, thoughtful updates, and exceptional value. Pride of ownership shines throughout, with meticulous care evident in every detail—creating a home that has been truly enjoyed for family living. Step inside to a welcoming foyer that opens into a spacious living room featuring a cozy wood-burning fireplace, a versatile dining (flex) area, and a bright kitchen complete with stainless steel appliances, ample cabinetry, and a sunny eating nook. The main level also includes a generously sized bedroom—ideal for a primary suite or guest space—alongside a convenient 3-piece bathroom. Upstairs, you’ll find three additional well-proportioned bedrooms, including a primary retreat with dual closets and cheater access to a 4-piece bathroom, offering a functional and flexible layout for families. The fully finished lower level expands your living space with a large recreation room, dedicated office, laundry area, and plenty of storage, including built-in shelving and a workshop. Step outside to an impressive backyard retreat set on an expansive pie-shaped lot, offering space, privacy, and endless potential. The fully fenced yard features a mature apple tree, spacious deck, hot tub, irrigation system, and three storage sheds—perfect for everyday living, kids, and pets. There is also convenient access to the rear alley. The oversized double front detached garage is heated, insulated, and equipped with built-in storage and a workspace, providing both function and versatility. Curb appeal is enhanced with Gemstone lighting on both the home and garage. Additional highlights include air conditioning, a VacuFlow central vacuum system, fresh neutral paint,

newer kitchen appliances (2023), washer and dryer (2024), updated bathroom fixtures, and upgraded LED lighting throughout. The home has been meticulously well maintained, with exterior and fence painting completed just two years ago. Ideally located within walking distance to Fish Creek Park, and close to both public and Catholic schools—including elementary and middle schools just steps away—this home also offers easy access to Bow Bottom Trail and nearby amenities. Enjoy being part of a welcoming, family-oriented community with year-round activities such as skating and pickleball. A true gem—homes with lots like this seldom become available. This is your chance to own a beautifully cared-for property in one of Calgary's most established and sought-after neighbourhoods.