



GRASSROOTS
REALTY GROUP

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103 Bridlecrest Manor SW
Calgary, Alberta

MLS # A2211916



\$569,900

Division:	Bridlewood		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,221 sq.ft.	Age:	2005 (20 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Double Garage Detached		
Lot Size:	0.07 Acre		
Lot Feat:	Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Laminate, Linoleum	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Stone, Vinyl Siding, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	No Smoking Home, Pantry		

Inclusions: None

Discover your dream home in the heart of SW Calgary's sought-after Bridlewood community! This beautifully 2-storey gem is nestled on a quiet, family-friendly street and offers a perfect mix of upgrades, practical layout, and everyday comfort—ideal for growing families or first-time buyers. This house have 3 spacious bedrooms, 2.5 bathrooms, brand-new stainless steel appliances & pantry in the bright, functional kitchen. Freshly painted with new flooring for a stylish, move-in ready experience. It has also a bright & open main floor living space with separate dining area & cozy living room. The Upper level has primary room with 3-piece ensuite & walk-in closet. plus two additional bedrooms, each with its own closet—perfect for kids, guests, or a home office. Unfinished basement with 2 large windows—ready to be transformed into a rec room, gym, or extra living area. Fully fenced backyard with a wide deck—ideal for summer BBQs, morning coffee, or relaxing evenings. Oversized garage and recent roof & siding upgrades (2023) for peace of mind. This Bridlewood beauty is move-in ready and checks all the boxes for comfort, convenience, and value. Whether you're upsizing, downsizing, or buying your first home—this one is a must-see! Book your private tour today and fall in love with everything this home has to offer. OPEN HOUSE SATURDAY APRIL 19, 2025 1 PM - 4 PM