

# \$598,800 - 41 Inverness Place Se, Calgary

MLS® #A2223008

**\$598,800**

4 Bedroom, 3.00 Bathroom, 1,126 sqft

Residential on 0.12 Acres

McKenzie Towne, Calgary, Alberta

Your Dream Home Awaits – Stunning Bi-Level with Oversized Heated Garage on a Quiet Cul-de-Sac! Welcome to a truly exceptional property that perfectly blends comfort, functionality, and thoughtful upgrades. Nestled on an oversized pie-shaped lot in a quiet cul-de-sac with no through traffic, this fully finished bi-level home offers an outstanding layout, an array of recent renovations, and a rare 24'™ x 26'™ heated detached garage – ideal for car enthusiasts, hobbyists, or anyone needing serious space. With over 2,200 square feet of beautifully developed living space, this home offers 4 spacious bedrooms and 3 full bathrooms, including a luxurious primary suite complete with a full ensuite bathroom and upgraded closet organizers for maximum functionality. The main level features two of the bedrooms and is highlighted by first-grade maple hardwood flooring (installed in 2022), adding elegance and warmth throughout. The heart of the home is its open-concept kitchen, dining, and living area – an inviting space for both day-to-day living and entertaining. Vaulted ceilings and large windows enhance the sense of openness and natural light, while a cozy gas fireplace adds a welcoming touch. The kitchen has been thoughtfully updated with sleek quartz countertops and a suite of stainless steel appliances (all replaced in 2019), including a built-in microwave and garburator. Whether you're cooking for two or hosting a crowd, this space is sure to



impress. Downstairs, the fully finished lower level provides even more versatile living space. Perfect for family movie nights or a kids' play zone, the family room is bright and spacious. A lower level kitchen, 2 additional bedrooms and a beautifully renovated full bathroom featuring a new vanity and walk-in shower make this level ideal for guests, teens, or a home office setup. The luxury vinyl flooring throughout the lower level offers durability and style, and the popcorn ceiling has been professionally removed for a more modern look. Outside, the oversized pie lot gives you the yard space youâ€™ve been looking for without sacrificing room for your dream garage. The heated 24â€™ x 26â€™ detached garage is a standout feature with 220V service, a brand-new garage door lift (2025), and a new roof installed in 2021 â€“ itâ€™s ready for work, storage, or recreation. The fully fenced backyard (with brand-new fences and gates installed in 2024) is a haven for gardeners and outdoor enthusiasts, featuring raised garden beds, raspberry and strawberry patches, and an irrigation system to keep it all lush and thriving. Other key upgrades include: replacement of Poly-B plumbing, new hot water tank (2019), new window in the primary bedroom, quartz countertops and updated sinks in both upper bathrooms, updated closet systems for enhanced organization This home checks every box: quiet location, turnkey condition, a practical and spacious layout, and an incredible garage thatâ€™s hard to find. Donâ€™t miss this chance to make it yours!

Built in 1997

Essential Information

MLS® #	A2223008
Price	\$598,800
Bedrooms	4

Bathrooms	3.00
Full Baths	3
Square Footage	1,126
Acres	0.12
Year Built	1997
Type	Residential
Sub-Type	Detached
Style	Bi-Level
Status	Active

### Community Information

Address	41 Inverness Place Se
Subdivision	McKenzie Towne
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Z 3K5

### Amenities

Amenities	Clubhouse, Park, Playground
Parking Spaces	2
Parking	220 Volt Wiring, Double Garage Detached, Heated Garage, Insulated, Oversized
# of Garages	2

### Interior

Interior Features	Breakfast Bar, Ceiling Fan(s), Closet Organizers, No Smoking Home, Open Floorplan, Stone Counters, Storage, Vaulted Ceiling(s)
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Electric Range, Garage Control(s), Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Living Room, Mantle
Has Basement	Yes
Basement	Finished, Full, Suite

### Exterior

Exterior Features	BBQ gas line, Garden, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Few Trees, Front Yard, Landscaped, Lawn, Level, Triangular Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	May 20th, 2025
Days on Market	5
Zoning	R-G
HOA Fees	220
HOA Fees Freq.	ANN

**Listing Details**

Listing Office	The Agency Calgary
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