

# \$509,900 - 48, 99 Midpark Gardens Se, Calgary

MLS® #A2225131

**\$509,900**

3 Bedroom, 2.00 Bathroom, 1,422 sqft  
Residential on 0.00 Acres

Midnapore, Calgary, Alberta

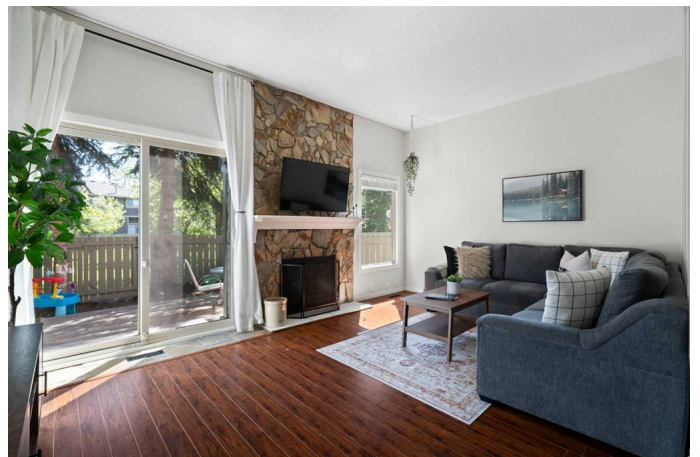
**\*\* OPEN HOUSE SATURDAY MAY 31 3 - 5 PM\*\*** Come home to comfort and privacy in this beautifully updated townhome, ideally located in the sought-after lake community of Midnapore. Nestled in a quiet enclave with a serene greenspace behind, this home offers the perfect blend of natural beauty and convenient urban living.

You're welcomed by a front driveway and single attached garage with an upgraded garage door. The walkout entry level features a spacious foyer, laundry room, and additional storage space.

Upstairs, the main living area impresses with soaring ceilings, a stunning wood-burning fireplace with full-height masonry, and upgraded laminate flooring. Step onto your rebuilt private deck and enjoy indoor-outdoor living with peaceful, leafy views.

Perfect for entertaining, the open-concept dining area flows into a bright eat-in kitchen with stainless steel appliances, excellent storage, and new Lux Windows throughout for enhanced natural light and energy efficiency.

This home features two full bathrooms, including one on the main level and another upstairs. The massive primary suite is a true retreat, with twin closets and direct access to the updated bathroom. Two additional bedrooms complete the upper level.



Living in Midnapore means more than just a home—it's a lifestyle. Enjoy year-round lake access and community amenities through the gated entrance, including yoga, pilates, pickleball, tennis, basketball, skating rinks, BBQ and cooking areas, waterfalls, and scenic walking paths. The community regularly hosts events and activities for all ages, and in winter, you can skate on the lake's cleared ice paths.

Just a short walk to Fish Creek Park, the CTrain, shopping, and restaurants, this location is unbeatable. Pets are welcome (with board approval).

Don't miss this rare opportunity to own in one of Calgary's most established and amenity-rich communities. Book your private showing today!

Built in 1979

**Essential Information**

MLS® #	A2225131
Price	\$509,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,422
Acres	0.00
Year Built	1979
Type	Residential
Sub-Type	Row/Townhouse
Style	2 Storey
Status	Active

**Community Information**

Address	48, 99 Midpark Gardens Se
Subdivision	Midnapore

City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2X 1L5

### **Amenities**

Amenities	Snow Removal
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

### **Interior**

Interior Features	Open Floorplan, See Remarks
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Range Hood, Refrigerator, Washer, Window Coverings
Heating	Forced Air
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Partial, Unfinished

### **Exterior**

Exterior Features	Private Yard
Lot Description	Landscaped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	May 28th, 2025
Days on Market	5
Zoning	M-C1 d100
HOA Fees	320
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	RE/MAX First
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