$749,900 - 8555 Addison Place Se, Calgary

MLS® #A2236890

$749,900
4 Bedroom, 2.00 Bathroom, 1,056 sqft
Residential on 0.16 Acres

Acadia, Calgary, Alberta

Welcome to a RARE OPPORTUNITY to own a home that has it all in the heart of Acadiaâ€”one of Calgaryâ€™s most established communitiesâ€”where this beautifully renovated 4-level split home that is on a HUGE LOT offers the perfect blend of character, comfort, and convenience. With OVER 2,000 square feet of thoughtfully developed living space, this 4-BEDROOM, 2-BATHROOM home is designed to grow with your family and adapt to your lifestyle. Situated on a quiet street directly ACROSS THE STREET FROM A PARK and a wide open field that transforms into a community skating rink during the winter months, itâ€™s a setting that is perfect for families and those that enjoy a peaceful lifestyle! Step inside to find a home thatâ€™s been lovingly cared for and tastefully renovated, with NEW VINYL PLANK FLOORING and plush carpet flowing throughout all levels, including the finished basement!! The layout is as functional as it is inviting, with three spacious bedrooms upstairs and a massive fourth bedroom downstairs, ideal for guests, a home office, or a teenagerâ€™s private hideaway! The kitchen features NEW APPLIANCES and offers a seamless blend of modern touches and the warm, welcoming feel of a home that has stood the test of time! Both bathrooms have been fully renovated with stylish finishes, adding comfort and elegance to your daily routine. Outside, the MASSIVE SOUTH-FACING BACKYARD is nothing short

of spectacularâ€”whether youâ€™re an avid gardener, a weekend entertainer, or simply someone who appreciates a quiet place to unwind in the sun, this yard is sure to impress!! There is even RV parking for those that are adventurous! THE OVERSIZED DOUBLE GARAGE is perfect for not only parking your vehicles but also creating a workshop or hobby area, offering endless possibilities for creativity and storage. Beyond the property itself, the lifestyle here is unbeatableâ€”walk to nearby schools!!! shopping plazas, coffee shops, recreation centres, and enjoy a quick 15-minute commute to downtown Calgary. This isnâ€™t just a homeâ€”itâ€™s the full package of location, lifestyle, and lasting value, and it needs to be seen in person to be truly appreciated!!!

Built in 1968

Essential Information

MLS® #	A2236890
Price	$749,900
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,056
Acres	0.16
Year Built	1968
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	8555 Addison Place Se
Subdivision	Acadia
City	Calgary
County	Calgary

Province	Alberta
Postal Code	T2H 1R6

Amenities

Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

Interior

Interior Features	Double Vanity, No Smoking Home, Pantry, See Remarks, Storage, Vinyl Windows
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full, Partially Finished

Exterior

Exterior Features	Garden, Other, Private Entrance, Private Yard
Lot Description	Back Lane, Back Yard, Front Yard, Garden, Views, Other
Roof	Asphalt
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	July 3rd, 2025
Days on Market	4
Zoning	R-CG

Listing Details

Listing Office	Real Estate Professionals Inc.

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