

# \$750,000 - 14517 Parkland Boulevard Se, Calgary

MLS® #A2238362

**\$750,000**

3 Bedroom, 2.00 Bathroom, 1,423 sqft  
Residential on 0.17 Acres

Parkland, Calgary, Alberta

Welcome home to one of the best locations in Parkland, and to one of Calgary's most beloved and amenity-rich communities. This charming bungalow sits on an expansive corner lot with mature trees and faces the ridge overlooking downtown and is an off-leash park, perfect for nature lovers and dog owners. Just steps to green spaces, schools, and scenic trails, this home offers exceptional walkability and easy access to everything the neighbourhood has to offer. With over 1,400 sq ft on the main level, this well-maintained home features 3 bedrooms and 2 bathrooms, an attached double garage, and an unfinished basement ready for your vision, whether it's extra bedrooms, a rec room, or a home gym.

The backyard is surrounded by lush, mature landscaping and backs onto an alley for additional privacy and is ideal for relaxing summer evenings.

Parkland is known for its tight-knit community spirit, excellent schools, and the exclusive Park96 private park, offering year-round activities like skating, tennis, a splash park, and community events for residents only. Just minutes from Fish Creek Park, and with quick access to Bow Bottom Trail, this location makes commuting and weekend adventures a breeze.

Recent updates include: New roof, gutters, and exterior paint (2023), New hot water tank (July 2025)

Whether you're looking to renovate or



move in as-is, this is a rare opportunity to get into one of Calgary's most desirable neighbourhoods. Don't miss your chance to live in Parkland, where community, convenience, and nature come together.

Built in 1975

### Essential Information

MLS® #	A2238362
Price	\$750,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,423
Acres	0.17
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### Community Information

Address	14517 Parkland Boulevard Se
Subdivision	Parkland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 4M6

### Amenities

Amenities	Park
Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

### Interior

Interior Features	Ceiling Fan(s), Laminate Counters
Appliances	Dishwasher, Dryer, Electric Stove, Washer, Window Coverings

Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Wood Burning, Brick Facing
Has Basement	Yes
Basement	Full, Unfinished

## Exterior

Exterior Features	Private Yard, Private Entrance
Lot Description	Corner Lot, Landscaped, Level, Rectangular Lot
Roof	Asphalt Shingle
Construction	Wood Frame, Wood Siding, Brick
Foundation	Poured Concrete

## Additional Information

Date Listed	July 18th, 2025
Days on Market	4
Zoning	R-CG
HOA Fees	200
HOA Fees Freq.	ANN

## Listing Details

Listing Office	RE/MAX First
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