

# \$489,800 - 11015 Oakfield Drive Sw, Calgary

MLS® #A2245306

**\$489,800**

3 Bedroom, 2.00 Bathroom, 1,202 sqft

Residential on 0.06 Acres

Cedarbrae, Calgary, Alberta

This solid home with a 24 FOOT Deep Double Garage w/gas line and over 1730 sq. ft of living area has the important and costly updates completed including WINDOWS on the Main and Upper level, ROOF, SIDING and fresh paint throughout. Nestled between South Glenmore Park and Fish Creek Provincial Park with miles of biking and walking paths, it's also conveniently located across from a park, Community Centre, St. Cyril school and short walk to Cedarbrae school. The Main floor features a generous living room with a large window overlooking the park across the street. Guest bath, dining area and functional kitchen complete this level. Patio doors off the kitchen lead to the West deck, enlarging your entertaining area. Upstairs you'll find a King-sized Primary bedroom, an updated 4 pc bath and two additional bedrooms. The Lower level reveals a laundry room, flex room, large recreational room and roughed in vacu-flo. The fenced West back yard leads to the Truck-sized double garage with gas line. With convenient access to Anderson Road, Southland Drive, bus routes and the new Ring Road, commuting is a breeze from this family-friendly community. Call to view today-

Built in 1978

## Essential Information

MLS® #                      A2245306

Price                        \$489,800



|                |                        |
|----------------|------------------------|
| Bedrooms       | 3                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 1                      |
| Half Baths     | 1                      |
| Square Footage | 1,202                  |
| Acres          | 0.06                   |
| Year Built     | 1978                   |
| Type           | Residential            |
| Sub-Type       | Semi Detached          |
| Style          | 2 Storey, Side by Side |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 11015 Oakfield Drive Sw |
| Subdivision | Cedarbrae               |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2W 3H3                 |

### Amenities

|                |                                                                    |
|----------------|--------------------------------------------------------------------|
| Parking Spaces | 2                                                                  |
| Parking        | Double Garage Detached, Oversized, See Remarks, Workshop in Garage |
| # of Garages   | 2                                                                  |

### Interior

|                   |                                                                                                           |
|-------------------|-----------------------------------------------------------------------------------------------------------|
| Interior Features | No Smoking Home, Storage, Vinyl Windows                                                                   |
| Appliances        | Dishwasher, Dryer, Electric Stove, Microwave, Range Hood, Refrigerator, Washer, Window Coverings, Freezer |
| Heating           | Central                                                                                                   |
| Cooling           | None                                                                                                      |
| Has Basement      | Yes                                                                                                       |
| Basement          | Finished, Full                                                                                            |

### Exterior

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Private Yard    |
| Lot Description   | Back Lane       |
| Roof              | Asphalt Shingle |

|              |                          |
|--------------|--------------------------|
| Construction | Vinyl Siding, Wood Frame |
| Foundation   | Poured Concrete          |

**Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | August 2nd, 2025 |
| Days on Market | 4                |
| Zoning         | R-CG             |

**Listing Details**

|                |              |
|----------------|--------------|
| Listing Office | RE/MAX First |
|----------------|--------------|

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