

# \$679,900 - 48 Bridleglen Road Sw, Calgary

MLS® #A2261410

**\$679,900**

4 Bedroom, 4.00 Bathroom, 1,674 sqft

Residential on 0.08 Acres

Bridlewood, Calgary, Alberta

NO NEIGHBOURS BEHIND, JUST VIEWS FOR DAYSâ€™ on the WALKOUT FULL WIDTH DECK waiting for you at the end of it all. BACKING DIRECTLY ONTO GREENSPACE with the city skyline layered in the distance, this Bridlewood two-storey doesnâ€™t just have a backyardâ€™it has a backdrop. The trail runs right behind the fence, with a PRIVATE GATE that puts the playground only steps away. Mornings begin with coffee on the EAST-FACING RAISED DECK, evenings wind down with the west filled sunsets - while weekends spill seamlessly outside.

From the street, the updates speak for themselves: NEW SIDING, NEW ROOF, NEW GARAGE DOOR(2023) Step inside and the kitchen takes overâ€™FULLY RENOVATED(2020) designed to impress, and impossible to ignore. The OVERSIZED ISLAND stretches toward the east-facing window, drawing in morning light and doubling as both prep space and casual seating. Quartz counters, upgraded cabinetry, and a clean-lined backsplash make the space as functional as it is photogenic. A BUILT-IN DESK NOOK extends the cabinetry wall, giving you a command center for household organization without stealing counter space. Whether itâ€™s weekday breakfasts or hosting friends, this kitchen is where everything starts. UPSTAIRS BATHS, FLOORING, EXTERIORS AND MORE have



all been updated including an A/C UNIT to keep you comfortable year round. Hard surface flooring through on both main and uppers floors adds to the convenience and ease of this family friendly home. New Furnace & HW (2022)

Just off the kitchen, THE RAISED DECK SPANNING THE FULL WIDTH OPENS WIDE TO GREENSPACE AND CITY VIEWS BEYOND. With stairs leading down to the yard, itâ€™s a natural extension of the main floor and the kind of spot that hosts Saturday pancakes as easily as it does evening barbecues.

Downstairs, the FINISHED WALKOUT BASEMENT expands the living space with a generous rec room and a full bath, then leads directly out to the SECOND DECKâ€”a full-width, ground-level retreat where the VIEWS steal the show. With space for both lounging and dining, it feels less like a backyard and more like a destination. A handy and OVERSIZED SHED are included as part of the perks of the backyard.

And because Bridlewood is about more than just the house, THE LOCATION MAKES EVERYDAY LIFE EASIER: three elementary schools within walking distance (including Glenmore Christian Academy), groceries close enough for quick runs, TRANSIT NEARBY, and a fast connection to Stoney Trail. Itâ€™s the kind of neighbourhood where errands stay local, KIDS CAN WALK TO CLASS or the playground, and home life feels both connected and calm. Outdoors here are even more exciting for the family with summers at the playground steps away, and winters at the Toboggan Hill just out your back door.

The result is a property that blends a rare lot orientation, a showpiece kitchen renovation,

and an outdoor lifestyle you won't find on every listing. THE UPDATES ARE DONE, THE VIEWS ARE TIMELESS, AND THE ONLY THING MISSING IS YOU" wondering why you didn't make the move sooner.

Built in 2001

**Essential Information**

MLS® #	A2261410
Price	\$679,900
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,674
Acres	0.08
Year Built	2001
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

**Community Information**

Address	48 Bridleglen Road Sw
Subdivision	Bridlewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 3X5

**Amenities**

Parking Spaces	4
Parking	Concrete Driveway, Double Garage Attached, Garage Door Opener, Garage Faces Front
# of Garages	2

**Interior**

Interior Features	Breakfast Bar, Double Vanity, Kitchen Island, Laminate Counters, Open
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	Floorplan, Pantry, Quartz Counters, Recessed Lighting, Separate Entrance, Walk-In Closet(s)
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Gas Range, Microwave Hood Fan, Refrigerator, Washer, Window Coverings
Heating	Baseboard, Electric, Fireplace(s), Forced Air, Natural Gas, See Remarks
Cooling	Central Air, Full
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Mantle, Dining Room, Metal
Has Basement	Yes
Basement	Finished, Full, Exterior Entry, Walk-Out

## Exterior

Exterior Features	Balcony, BBQ gas line, Private Entrance, Private Yard, Storage
Lot Description	Back Yard, Backs on to Park/Green Space, Front Yard, Interior Lot, Landscaped, Lawn, No Neighbours Behind, Rectangular Lot, Views, Sloped
Roof	Asphalt Shingle
Construction	Vinyl Siding, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	October 3rd, 2025
Days on Market	1
Zoning	R-G

## Listing Details

Listing Office	CIR Realty
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