

\$875,000 - 2427 Deer Side Drive, Calgary

MLS® #A2271544

\$875,000

4 Bedroom, 3.00 Bathroom, 2,242 sqft

Residential on 0.16 Acres

Deer Run, Calgary, Alberta

Welcome to an incredible opportunity in Deer Run Estates, backing directly onto Fish Creek Park—where the location is truly unbeatable. This spacious 2-storey home offers over 3,000 sq. ft. of developed living space, featuring 3 bedrooms upstairs, 1 bedroom down, and 3.5 bathrooms—ideal for families or anyone needing room to grow.

Inside, you™ll find a bright, functional layout with stunning park views from every angle. The massive primary bedroom is a true retreat with its own fireplace, generous open space, and beautiful natural scenery right outside your window. The home also includes three fireplaces throughout and a private sauna for added comfort and relaxation.

The fully developed basement provides even more versatile space with an additional bedroom, bathroom, and multiple living areas—perfect for teens, guests, or multi-generational living.

Step outside and enjoy direct access from your backyard into Fish Creek Park, the Bow River, and kilometres of pathways for walking, biking, and year-round outdoor activities. The property offers plenty of room for gardening, and the screened-in rear deck with a roof allows you to enjoy the outdoors in comfort—rain or shine.

The home does require some updating—upstairs and basement carpets



need replacing, and the bathrooms are ready for modern touches. With a bit of work, this home can truly shine. But with a setting like this, the potential is exceptional.

Homes in locations like this rarely come to market. Donâ€™t miss your chance to make it your own!

Built in 1980

Essential Information

MLS® #	A2271544
Price	\$875,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,242
Acres	0.16
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	2427 Deer Side Drive
Subdivision	Deer Run
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 5L7

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Bar, Central Vacuum, Chandelier, Granite Counters, Kitchen Island, Sauna, Storage
Appliances	Bar Fridge, Dishwasher, Electric Cooktop, Garage Control(s), Microwave, Refrigerator, Washer/Dryer, Window Coverings, Built-In Oven
Heating	Central, Fireplace(s), Natural Gas, Fireplace Insert, Wood
Cooling	None
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Basement, Electric, Family Room, Wood Burning, Master Bedroom
Has Basement	Yes
Basement	Full

Exterior

Exterior Features	Garden, Storage, Awning(s)
Lot Description	Back Yard, Backs on to Park/Green Space, Fruit Trees/Shrub(s), Gazebo, Landscaped, Treed, Views, Creek/River/Stream/Pond, Garden, Zero Lot Line
Roof	Asphalt Shingle
Construction	Cedar, Concrete, Wood Frame
Foundation	Poured Concrete

Additional Information

Date Listed	November 21st, 2025
Zoning	R-cg

Listing Details

Listing Office	eXp Realty
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