

# \$634,900 - 278 Bridleridge Way Sw, Calgary

MLS® #A2212997

**\$634,900**

3 Bedroom, 3.00 Bathroom, 1,427 sqft

Residential on 0.09 Acres

Bridlewood, Calgary, Alberta

Exceptional family home on a spacious lot, just a short walk from Bridlewood School (K-6) and connected to the neighborhood playground. Thoughtfully updated and beautifully presented, this home offers incredible value and modern comfort. The open-concept main floor features trendy colours, stylish décor, and a bright kitchen with a walk-in pantry, updated countertops, new dishwasher and hood fan, plus an island with a breakfast bar that flows into the great room and sunny dining area with a bay window overlooking the backyard. Upstairs offers three generously sized bedrooms, including a primary suite with a walk-in closet and private ensuite featuring an oversized shower. The fully developed basement is a cozy retreat ideal for movie nights or relaxing with the family. Enjoy outdoor living on the upgraded, expansive deck with beautifully landscaped surroundings. Recent upgrades include new vinyl plank flooring (main and basement), tile in the main bathroom, carpet throughout, fully renovated basement, new hot water tank, brand new microwave and stove, upgraded washer, dryer, fridge, and dishwasher, fresh paint throughout, new baseboards and casings, freshly painted railings, kitchen cabinets, vanities, and deck, new countertops and faucets, and a fully renovated main bathroom. This stunning home combines functionality, style, and location, an absolute must-see for families seeking a modern haven in a connected community.



Built in 2004

## Essential Information

MLS® #	A2212997
Price	\$634,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,427
Acres	0.09
Year Built	2004
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

## Community Information

Address	278 Bridleridge Way Sw
Subdivision	Bridlewood
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2Y 4M6

## Amenities

Parking Spaces	5
Parking	Double Garage Attached
# of Garages	2

## Interior

Interior Features	Kitchen Island, No Animal Home, No Smoking Home, Pantry, Quartz Counters, Vinyl Windows, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas
Cooling	None
Has Basement	Yes
Basement	Finished, Full

## Exterior

Exterior Features	None
Lot Description	Yard Lights
Roof	Asphalt Shingle
Construction	Wood Frame
Foundation	Poured Concrete

**Additional Information**

Date Listed	April 18th, 2025
Days on Market	66
Zoning	R-1A

**Listing Details**

Listing Office	4th Street Holdings Ltd.
----------------	--------------------------

Data is supplied by Pillar 9â„¢ MLSÂ® System. Pillar 9â„¢ is the owner of the copyright in its MLSÂ® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLSÂ®, Multiple Listing ServiceÂ® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.