

# \$525,000 - 54 Crestridge Common Sw, Calgary

MLS® #A2224126

**\$525,000**

2 Bedroom, 3.00 Bathroom, 1,447 sqft

Residential on 0.03 Acres

Crestmont, Calgary, Alberta

Welcome to this beautifully appointed 2-bedroom, 2.5-bathroom townhouse located in the prestigious community of Crestmont in Calgary's desirable southwest. Offering a perfect blend of modern comfort and natural surroundings, this home is ideal for first-time buyers, downsizers, or investors looking for quality and convenience. The open-concept main floor features a stylish kitchen with contemporary cabinetry, quartz countertops, stainless steel appliances, and a generous island perfect for entertaining. The spacious living and dining areas are filled with natural light and lead out to a private balcony, ideal for enjoying your morning coffee or evening sunsets. Upstairs, you'll find two well-sized bedrooms, each with its own bathroom. The primary suite offers a peaceful retreat with a large closet and a sleek 4-piece ensuite. The second bedroom has access to a 4-piece bath, perfect for guests or roommates. A convenient half-bath is located on the main floor for added functionality. This home is situated just minutes from the Crestmont Community Centre, which offers a splash park, playgrounds, and walking trails. Residents enjoy easy access to shopping and dining in nearby West Springs and Aspen Landing, along with top-rated schools and childcare options. Outdoor enthusiasts will love the proximity to Canada Olympic Park for year-round recreation, and with direct access to Highway 1, weekend getaways to the Rocky Mountains are just over an hour away. Offering



low-maintenance living in a serene and scenic setting, this townhouse is the perfect place to call home.

Built in 2019

**Essential Information**

MLS® #	A2224126
Price	\$525,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,447
Acres	0.03
Year Built	2019
Type	Residential
Sub-Type	Row/Townhouse
Style	3 Storey
Status	Active

**Community Information**

Address	54 Crestridge Common Sw
Subdivision	Crestmont
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3B 6J5

**Amenities**

Amenities	Other
Parking Spaces	2
Parking	Single Garage Attached
# of Garages	1

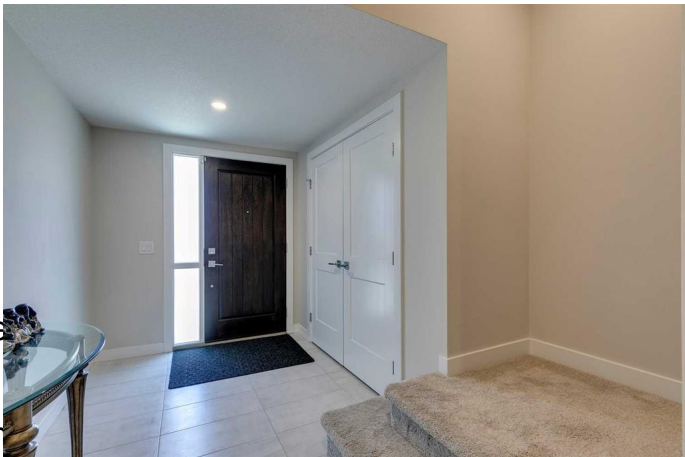
**Interior**

Interior Features	Closet Organizers, Walk-In Closet(s)
Appliances	Dishwasher, Dryer, Electric Stove, Garage Control(s), Microwave, Oven, Refrigerator, Tankless Water Heater, Washer/Dryer, Electric Oven

Heating	Forced Air, Natural Gas
Cooling	None
Basement	None

**Exterior**

Exterior Features	Balcony
Lot Description	Low Maintenance Landscape
Roof	Asphalt Shingle
Construction	Concrete, Stone, Wood Frame
Foundation	Poured Concrete



**Additional Information**

Date Listed	May 26th, 2025
Days on Market	9
Zoning	DC
HOA Fees	365
HOA Fees Freq.	MON

**Listing Details**

Listing Office	Real Broker
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