

\$495,000 - 92 Erin Woods Drive Se, Calgary

MLS® #A2247329

\$495,000

3 Bedroom, 2.00 Bathroom, 1,021 sqft

Residential on 0.10 Acres

Erin Woods, Calgary, Alberta

Welcome to 92 Erin Woods Drive SE â€” a beautifully reimagined home where thoughtful updates meet everyday function. With over 1,000 sq. ft. above grade, a fully developed lower level, and three cozy bedrooms, this property offers comfort, style, and versatility in one inviting package.

Freshly painted throughout and featuring refinished kitchen counters, the main floor shines with a bright, open-concept layout where living, dining, and kitchen spaces flow seamlessly â€” perfect for lively gatherings or quiet mornings. The kitchen, complete with a breakfast bar and upgraded appliances (2019), enjoys west-facing views over your private fenced yard â€” ideal for summer BBQs or unwinding at sunset.

The enclosed front sunroom sets a warm tone on entry, while recent updates like a high-efficiency furnace and central A/C (2022), newer roof (~2015), and all windows replaced in 2017 offer peace of mind.

Downstairs, the fully developed lower level boasts a cozy wood-burning fireplace, built-in bar, half bath, and generous storage â€” an ideal space for movie nights or game-day hosting. The oversized carport easily fits two vehicles, even an SUV, while the homeâ€™s refreshed finishes and modern palette make it truly move-in ready.

Private. Stylish. Updated. Welcome home.

Built in 1980



Essential Information

MLS® #	A2247329
Price	\$495,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	1,021
Acres	0.10
Year Built	1980
Type	Residential
Sub-Type	Detached
Style	4 Level Split
Status	Active

Community Information

Address	92 Erin Woods Drive Se
Subdivision	Erin Woods
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2B 2S1

Amenities

Parking Spaces	2
Parking	Carport

Interior

Interior Features	Bar, Breakfast Bar, Kitchen Island, Open Floorplan, Stone Counters, Storage
Appliances	Bar Fridge, Central Air Conditioner, Dishwasher, Electric Stove, Humidifier, Range Hood, Refrigerator, Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Free Standing, Recreation Room
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Fire Pit, Garden, Private Entrance, Private Yard, Storage
Lot Description	Back Lane, Back Yard, Few Trees, Front Yard, Landscaped, Lawn, Rectangular Lot, Street Lighting
Roof	Asphalt Shingle
Construction	Aluminum Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 9th, 2025
Days on Market	25
Zoning	R-CG

Listing Details

Listing Office	Real Broker
----------------	-------------

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.