

# \$739,900 - 11003 Braeside Drive Sw, Calgary

MLS® #A2260813

**\$739,900**

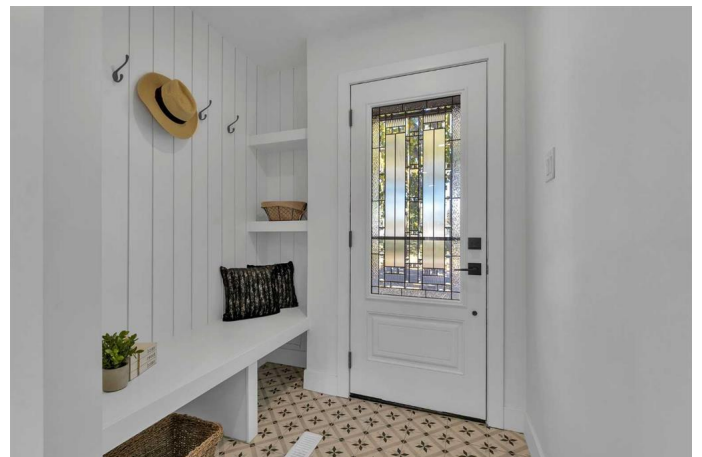
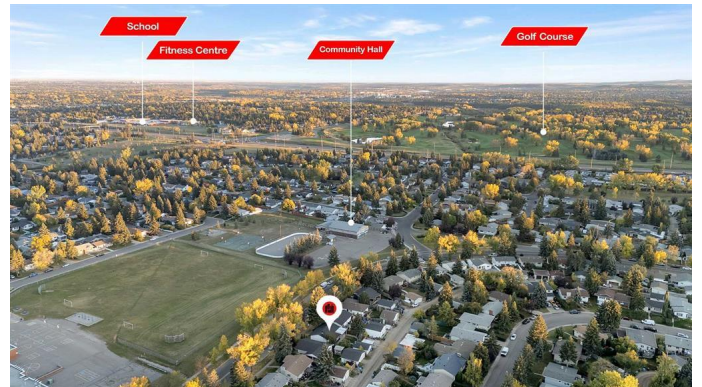
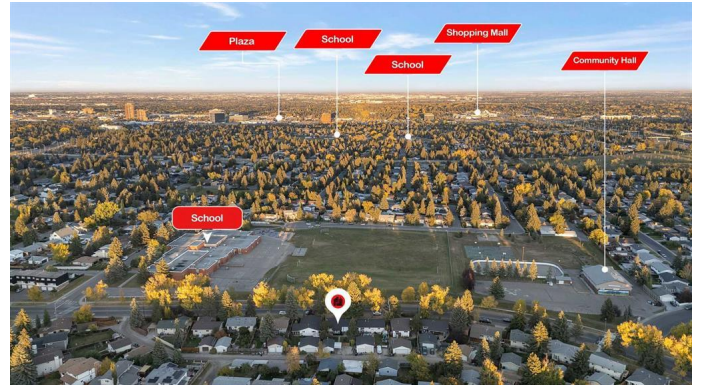
4 Bedroom, 3.00 Bathroom, 1,208 sqft  
Residential on 0.14 Acres

Braeside., Calgary, Alberta

FRONTING ON GREEN SPACE!! FULLY RENOVATED BUNGALOW!! 2100+ SQFT OF LIVING SPACE!! 4 BEDROOMS!! 3 FULL BATHS!! UPGRADES INCLUDE: UPDATED LANDSCAPING - NEW GARAGE DOORS - FULLY REFRESHED SUNROOM WITH HEATING - NEW WINDOWS - MASTER BEDROOM WITH FULL BATH - WET BAR IN BASEMENT!! Step inside to a bright living area with a cozy fireplace that flows seamlessly into the dining space and a custom kitchen featuring STAINLESS STEEL APPLIANCES, WATERFALL COUNTERTOP, and modern finishes. The main floor offers 2 bedrooms including a spacious PRIMARY BEDROOM with WALK-IN CLOSET and 3PC ENSUITE BATH, plus another bedroom and full 4PC bath. A SUNROOM with backyard access completes the main level. The lower level is designed for flexibility with a HUGE REC ROOM, electric fireplace, wet bar with bar fridge, 2 bedrooms, a 3PC bath, and laundry. Outside, enjoy a private backyard with patio and an OVERSIZED SINGLE DETACHED GARAGE as well as EXTRA PARKING PAD. This Braeside bungalow is more than a home - it's a perfect blend of MODERN UPDATES, FUNCTIONAL SPACE, and a PEACEFUL GREEN SPACE SETTING!

Built in 1969

## Essential Information



|                |             |
|----------------|-------------|
| MLS® #         | A2260813    |
| Price          | \$739,900   |
| Bedrooms       | 4           |
| Bathrooms      | 3.00        |
| Full Baths     | 3           |
| Square Footage | 1,208       |
| Acres          | 0.14        |
| Year Built     | 1969        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | Bungalow    |
| Status         | Active      |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 11003 Braeside Drive Sw |
| Subdivision | Braeside.               |
| City        | Calgary                 |
| County      | Calgary                 |
| Province    | Alberta                 |
| Postal Code | T2W 1C2                 |

### Amenities

|                |                                   |
|----------------|-----------------------------------|
| Parking Spaces | 4                                 |
| Parking        | Oversized, Single Garage Detached |
| # of Garages   | 1                                 |

### Interior

|                   |                                                                            |
|-------------------|----------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, See Remarks, Walk-In Closet(s)             |
| Appliances        | Bar Fridge, Dishwasher, Dryer, Gas Range, Range Hood, Refrigerator, Washer |
| Heating           | Forced Air, Natural Gas                                                    |
| Cooling           | None                                                                       |
| Fireplace         | Yes                                                                        |
| # of Fireplaces   | 2                                                                          |
| Fireplaces        | Electric                                                                   |
| Has Basement      | Yes                                                                        |
| Basement          | Finished, Full                                                             |

### Exterior

|                   |                      |
|-------------------|----------------------|
| Exterior Features | Other                |
| Lot Description   | Back Lane, Back Yard |
| Roof              | Asphalt Shingle      |
| Construction      | Stucco, Wood Frame   |
| Foundation        | Poured Concrete      |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 29th, 2025 |
| Days on Market | 16                   |
| 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.