

# \$659,900 - 72 Deerpath Road Se, Calgary

MLS® #A2190177

**\$659,900**

5 Bedroom, 4.00 Bathroom, 1,585 sqft  
Residential on 0.11 Acres

Deer Ridge, Calgary, Alberta

This beautifully maintained two-story home in the coveted Deer Ridge community offers the perfect blend of comfort, style, and convenience. Boasting a generous 2,327 sq. ft. of living space, including 1,584 sq. ft. above grade, this property provides plenty of room for your family to grow. Located in a vibrant, sought-after neighborhood, you'll love being just moments away from shopping centers, schools, and an easy 2 km drive to the stunning Fish Creek Provincial Park. Plus, with Deerfoot Trail nearby, you'll have quick access to all areas of the city.

Step inside this charming home and you'll immediately notice the bright living room with a bay window, perfect for relaxing and entertaining. The spacious dining area flows seamlessly into the well-appointed kitchen with a cozy breakfast nook. The generous family room, featuring a beautiful fireplace, provides a warm and inviting space for gatherings. A convenient 2-piece bathroom and laundry area complete the main floor.

Upstairs, the master bedroom is your own personal retreat, with a 4-piece ensuite bathroom. Two additional generously sized bedrooms and a 4-piece bathroom round out the second floor. The newly developed basement with separate side entrance is an incredible bonus, featuring two bedrooms, living room, a full kitchen and dining area, a stylish 4-piece bathroom, and separate laundry.

With a high-efficiency furnace, a thoughtful



layout, and tasteful updates throughout, this home truly offers the best of family living. Don't miss your chance to see it for yourself—this one won't last long!

Built in 1989

### Essential Information

MLS® #	A2190177
Price	\$659,900
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,585
Acres	0.11
Year Built	1989
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

### Community Information

Address	72 Deerpath Road Se
Subdivision	Deer Ridge
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 6K8

### Amenities

Parking Spaces	2
Parking	Parking Pad

### Interior

Interior Features	Quartz Counters, See Remarks
Appliances	Dishwasher, Dryer, Electric Range, Gas Range, Range Hood, Refrigerator, Washer
Heating	Forced Air, Natural Gas

Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Exterior Entry, Finished, Full, Suite

## Exterior

Exterior Features	Garden
Lot Description	Back Yard, Landscaped, Level
Roof	Asphalt Shingle
Construction	Stucco, Wood Frame
Foundation	Poured Concrete

## Additional Information

Date Listed	January 27th, 2025
Days on Market	45
Zoning	R-CG

## Listing Details

Listing Office	CIR Realty
----------------	------------

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.