

# \$1,149,900 - 944 Parkvalley Way Se, Calgary

MLS® #A2209783

**\$1,149,900**

5 Bedroom, 4.00 Bathroom, 1,531 sqft  
Residential on 0.13 Acres

Parkland, Calgary, Alberta

Welcome to this beautifully upgraded 5-bedroom, 4-bathroom executive bungalow in Parkland—one of Calgary’s most sought-after communities, known for mature trees, an active lifestyle, and top-rated schools. This spacious home features a rare layout with four large bedrooms on the main floor. The open-concept design seamlessly connects the living room, dining area, and renovated kitchen—perfect for both daily life and entertaining. The kitchen is a chef’s dream with quartz countertops, a waterfall island, ceiling-height cabinetry, and high-end stainless steel appliances, including a gas stove with pot filler, built-in convection oven and microwave, and fridge with water and ice dispenser. A sleek backsplash and smart design complete this sophisticated space. The living room is anchored by a woodburning fireplace with gas assist, adding warmth and character to the open-concept layout. The primary retreat offers a custom walk-in closet with built-ins and a spa-inspired 5-piece ensuite with freestanding tub, rain shower, and dual sinks. Two additional 4-piece bathrooms on the main level add flexibility and convenience for family and guests. French doors open to the fully fenced backyard, where a large wooden deck and hot tub await—perfect for relaxing or hosting gatherings. Surrounded by mature trees, the yard also features a raised garden bed, dog run, and outdoor TV mount for year-round enjoyment. The fully finished basement offers



extra living space, including a spacious rec room with wet bar, a fifth bedroom, a 4-piece bath, and a laundry room with custom cabinetry and sink. Plush carpet underlay adds comfort to the lower level, while additional storage space ensures everything has its place. This home is loaded with features designed for modern convenience and security, including dim-to-off lighting in all bathrooms, custom closet organizers throughout, TV wall mounts in three bedrooms and on the deck, a Vacuflo system, and security cameras. It also includes a full alarm system, hot tub, and leased central A/C. The double garage is fully finished with built-in shelving, a workbench, and pegboard. Exterior recessed lighting provides added curb appeal and visibility. Situated near a local sports field and only a five-minute walk to Park 96 and the trails of Fish Creek Park, the location couldn't be better. Living in Parkland means becoming part of a true community, where kids can walk to one of the top-rated elementary schools in the province. Park 96, a private, residents-only park, features tennis courts, a disc golf course, skating rink, playgrounds, and regular events that bring the community together. With easy access to Deerfoot and Macleod Trail, plus a short drive to shopping, dining, and amenities, Parkland offers the perfect balance of nature, convenience, and community spirit. Whether you're raising a family or looking for a peaceful, connected place to call home you will fall in love with life in Parkland.

Built in 1975

### **Essential Information**

MLS® #	A2209783
Price	\$1,149,900
Bedrooms	5

Bathrooms	4.00
Full Baths	4
Square Footage	1,531
Acres	0.13
Year Built	1975
Type	Residential
Sub-Type	Detached
Style	Bungalow
Status	Active

### **Community Information**

Address	944 Parkvalley Way Se
Subdivision	Parkland
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2J 4W2

### **Amenities**

Amenities	Park, Clubhouse, Playground
Parking Spaces	2
Parking	Double Garage Detached
# of Garages	2

### **Interior**

Interior Features	Bar, Built-in Features, Central Vacuum, Closet Organizers, Double Vanity, French Door, Granite Counters, Kitchen Island, Open Floorplan, Recessed Lighting, Soaking Tub, Storage, Walk-In Closet(s)
Appliances	Central Air Conditioner, Dishwasher, Dryer, Garage Control(s), Refrigerator, Stove(s), Washer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
Has Basement	Yes
Basement	Finished, Full

### **Exterior**

Exterior Features	Lighting, Private Yard
Lot Description	Back Yard, Lawn
Roof	Asphalt Shingle
Construction	Brick, Stone, Stucco, Wood Frame
Foundation	Poured Concrete

### **Additional Information**

Date Listed	April 10th, 2025
Days on Market	8
Zoning	R-CG
HOA Fees	200
HOA Fees Freq.	ANN

### **Listing Details**

Listing Office	RE/MAX Realty Professionals
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