

# \$509,900 - 203, 39 Quarry Gate Se, Calgary

MLS® #A2210497

**\$509,900**

2 Bedroom, 2.00 Bathroom, 1,032 sqft

Residential on 0.00 Acres

Douglasdale/Glen, Calgary, Alberta

Set in the well-established & desirable Quarry Park, this sunlit 2-bedroom, 2-bathroom, and fully furnished end unit, offers a well-balanced mix of comfort, quality, and understated elegance. Positioned on the second floor with a southwest exposure, the home enjoys day-long natural light and peaceful views over a landscaped boulevard park with a fountain feature. Across the street, a city park, playground, and the Bow River pathway system provide excellent outdoor recreation just steps from your door. With over 1,030 square feet of thoughtfully designed living space, this home features upgraded stainless steel appliances, quartz countertops, and modern finishes throughout. The open-concept kitchen, dining, and living areas flow out to a southwest-facing corner balcony—perfect for morning coffee or evening downtime. The primary bedroom includes a walk-through closet and a 4-piece ensuite, while the second bedroom and full 4-piece main bath offer flexibility for guests, home office needs, or future resale value. Other key features include ~ Two titled underground parking stalls ~ One titled storage unit ~ Mobility lift from the parkade to main level ~ Pet-friendly building (with board approval). The building is part of a well-managed and financially stable condo corporation. Common areas are clean, quiet, and show pride of ownership among residents. Quarry Park is a mature, riverside community that continues to draw attention for its location and walkability. You're within easy reach



of Quarry Park Library, the Remington YMCA, and a full range of shops, services, and professional offices. Whether you're looking for a low-maintenance primary residence or a smart investment, this unit offers lasting value in a well-connected neighbourhood. Very low turnover in this condominium complex and this unit has a premium location. Showings available by appointmentâ€”contact your RealtorÂ® today.

Built in 2015

### Essential Information

MLS® #	A2210497
Price	\$509,900
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,032
Acres	0.00
Year Built	2015
Type	Residential
Sub-Type	Apartment
Style	Single Level Unit
Status	Active

### Community Information

Address	203, 39 Quarry Gate Se
Subdivision	Douglasdale/Glen
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T2C 4K6

### Amenities

Amenities	Elevator(s), Parking, Secured Parking, Storage, Trash, Visitor Parking
Parking Spaces	2
Parking	Parkade, Titled, Underground

## Interior

Interior Features	Breakfast Bar, Chandelier, Closet Organizers, High Ceilings, Kitchen Island, Quartz Counters, Storage, Walk-In Closet(s)
Appliances	Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer Stacked, Window Coverings
Heating	Baseboard, Natural Gas
Cooling	None
# of Stories	3

## Exterior

Exterior Features	None
Roof	Asphalt Shingle
Construction	Stone, Stucco
Foundation	Poured Concrete

## Additional Information

Date Listed	April 15th, 2025
Zoning	M-1

## Listing Details

Listing Office	RE/MAX First
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